

for sale in Capolona

€ 690.000

Ref. 865



230 sq.m. | Bathrooms: 4 | Bedrooms: 3 | Rooms: 9

Bright detached villa of about 230 sqm mail in lovely setting, with breathtaking views over rolling hills of Tuscany in the commune of Capolona near Arezzo, immersed among the olive trees, panoramic pool and some seating areas, which are also equipped with great views. The concept of this villa, even from the inside, was to keep the contact with nature and to experience the alternation of seasons. The main entrance leads to a triple living room, bar and dining room with bathroom for guests, of about 75 square meters, all surrounded by large Windows and large Windows all served by electrically controlled blackout vertical. Indescribable light of this large space. Climbing three steps leads to the kitchen, whose work plan is also scenic, adjacent to the kitchen, the laundry and a third room to shed, this part of the building has a private entrance from the outside. From the main entrance, a staircase in travertine, leads to the upper floor where there are a library, master bedroom with panoramic view, walk-in closet, bathroom and shower for exclusive use also overview, two other bedrooms each with exclusive bathroom and a utility room equipped, this layer is coated with high quality parquet floors. The villa is located at an altitude of about 300 meters above sea level, on the slopes of the Pratomagno nature park is surrounded by about 3,300 sqm completely fenced and numerous paths of C.A.I. whereby you can, starting from home, make wonderful walks in the Woods. From the House, as well as the swimming pool and the surrounding terrain you can admire Arezzo, Val di Chiana, Monte Amiata, Monte Cetona, the Valdarno. La property is accessible from Arezzo via bus line urbana. Finally the town of Capolona gave a building permit that has not been fully used, they remained about 200 square metres to be realized is next to the House is independent from it. This property is kept in very good condition maintenance by the current owners and is sold only as a familiari. SI PLEASE REFRAIN CURIOUS and time wasters.

Certification

Energy Class: F

EPI: 157.96 kwh/m²

Features

Code: 865

Reason: Sale

Zip Code: 52010

Municipality: Capolona

Total Square Meters: 230 sq.m.

Bedrooms: 3

Bathrooms: 4

Rooms: 9

State of Preservation: Excellent

Level: On two-levels

Total Floor: 2

Heating: Heating

Terrace: Present

Garden: Private, 3.300 sq.m.

Kitchen: Regular Kitchen

Terrace

Tv Antenna : Autonomous

Porch

Tv SAT : Autonomous

Closet

ADSL Coverage

Air-Conditioned

Parquet

Telephone System

Wiring : By Law

Shower

Wooden Window Frames

Nearby

Gyms

Football Fields

Fitness Centers

Tennis Courts

Playgrounds

Public Transport

Kindergarten

Elementary Schools

Schools

Cafe

Post Offices

Shopping Centers

Municipal Offices





