Le Marche

Acqualagna

Ref. 2627: Agriturismo in beautifully restored Villa Padronale (20 beds)
Asking Price: € 750.000

Description

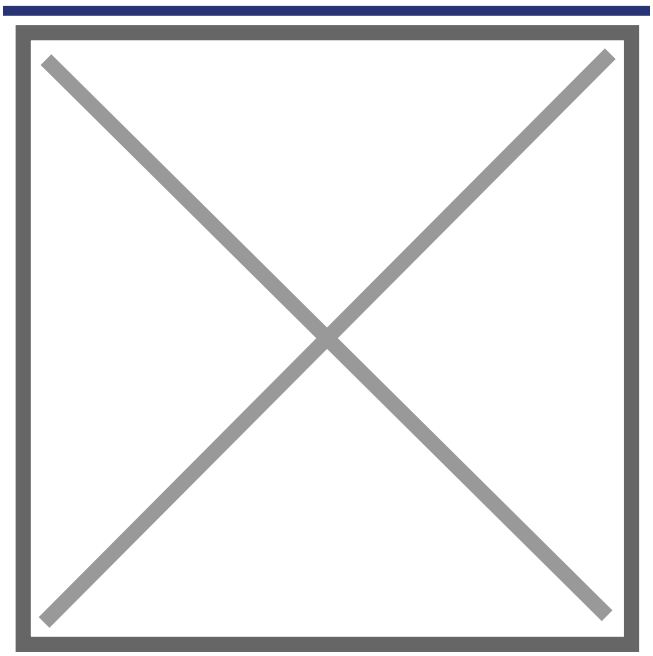
The Agriturismo is situated in a friendly hilly landscape, in a quiet location with a beautiful panoramic view and orientation to the south-east. The house is located directly on a quiet asphalted country road, only 1 kilometer from a small town with several shops.

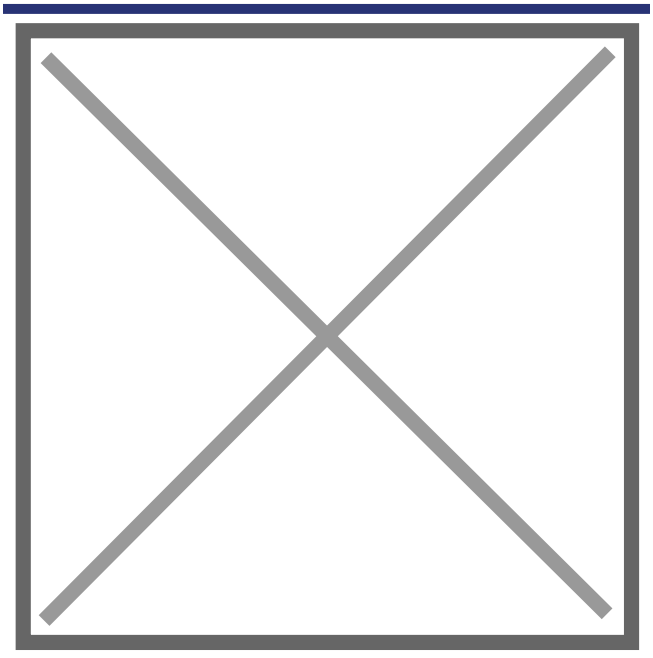
The large and completely in brick and rose stone from the Furlo valley restored mansion 'villa padronale' functions as a farm with a capacity of about 20 beds. The complex consists of a well restored 'Villa Padronale' which is established as an Agriturismo with 5 authentic and charming apartments with their own kitchen, bathroom, entrance and terrace. The owners apartment has a large roof terrace that connects to one of the kitchens. The house has been tastefully restored with authentic materials and original tiled floors. There are a total of 11 bedrooms and 10 bathrooms. The house is equipped with modern installations including solar panels. The house can easily be divided into two or three residential units. There is an extension possibility of 100m2.

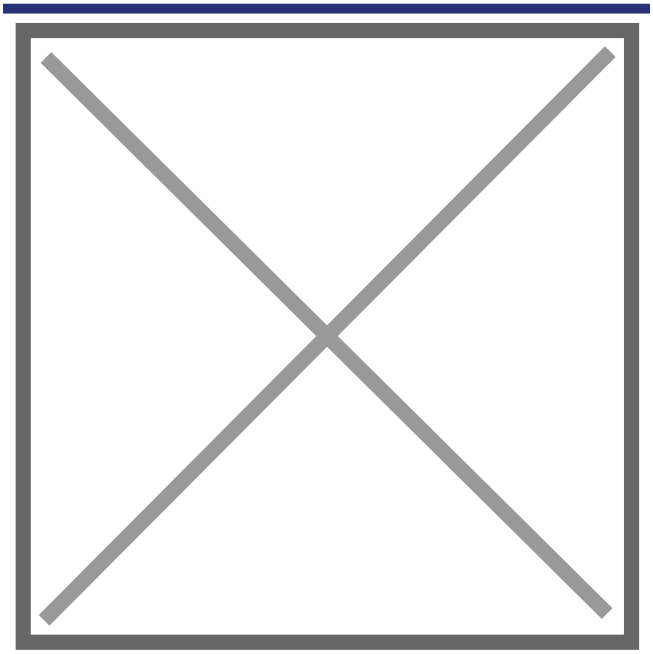
The apartments of the farmhouse are on the ground floor, the owner's house and the rooms of the B&B are on the first floor of the villa. Each apartment has its own living room, kitchen or combination thereof and one or more bathrooms. On the property is a large garage/storage room, a freestanding restaurant building with veranda and professional kitchen and a cantina, a portico with seats that provides pleasant shade during the summer. The Agriturismo is currently run by an Italian couple. On the grounds of 30.000 square meters is the spacious parking lot for guests. In the beautifully landscaped garden is the pool of 6x12 meters with a pool house and a spacious sun terrace, a spacious lawn that is set up as a playground, several terraces with shade and sun spots and some outbuildings. The garden is completed with various fruit trees and a large vegetable garden.

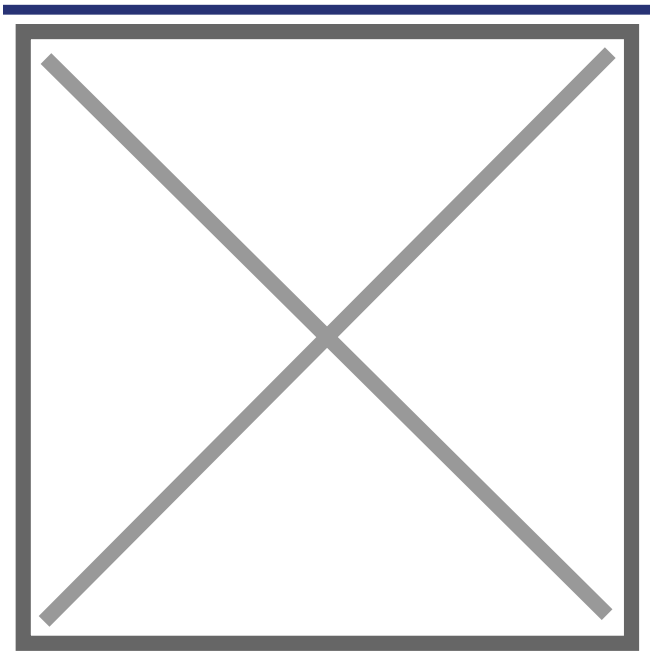
The beautiful city of Urbino is a 15-minute drive away. The town of Fano with many sights on the Adriatic coast can be reached in 35 minutes via the Superstrada. The airports of Ancona and Perugia (both 85 km away) can be reached within an hour.

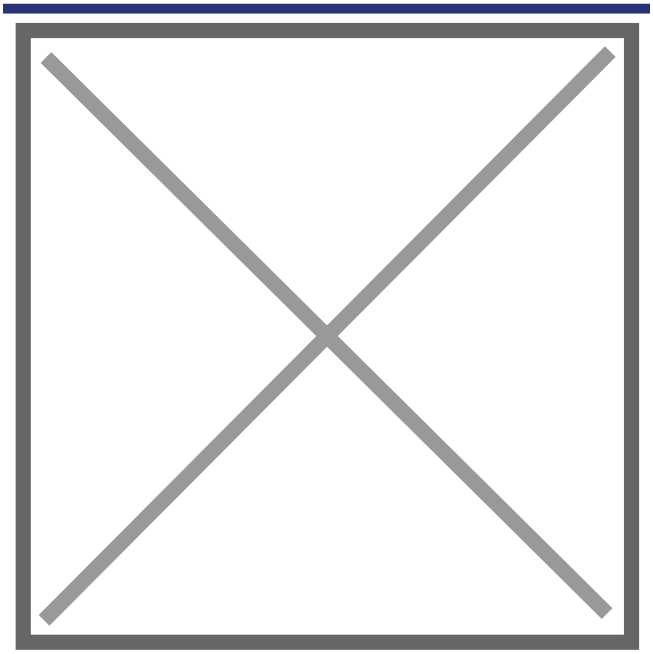
Pictures

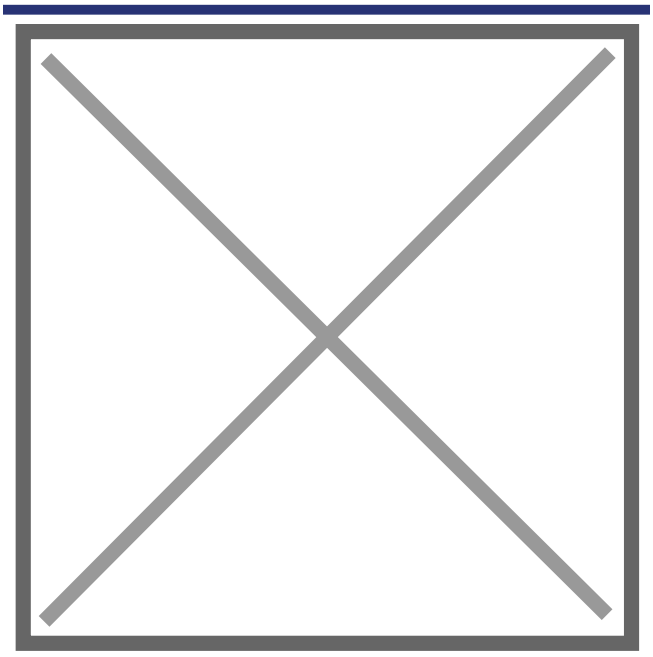


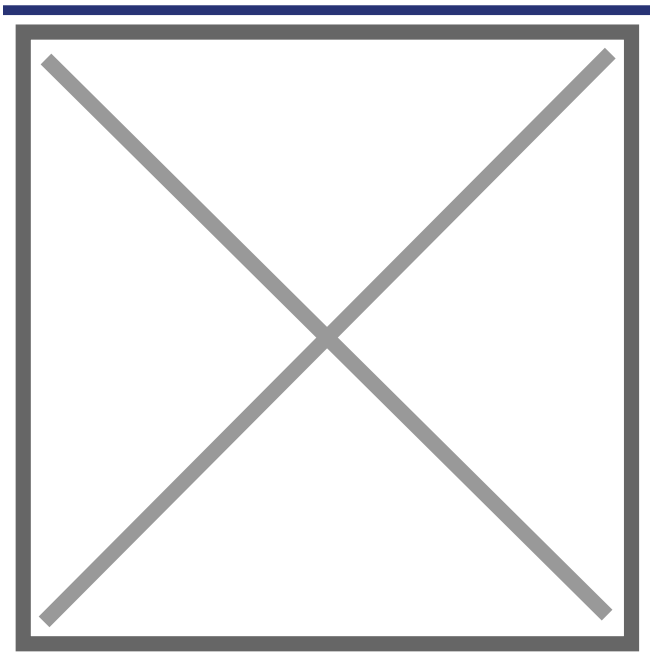


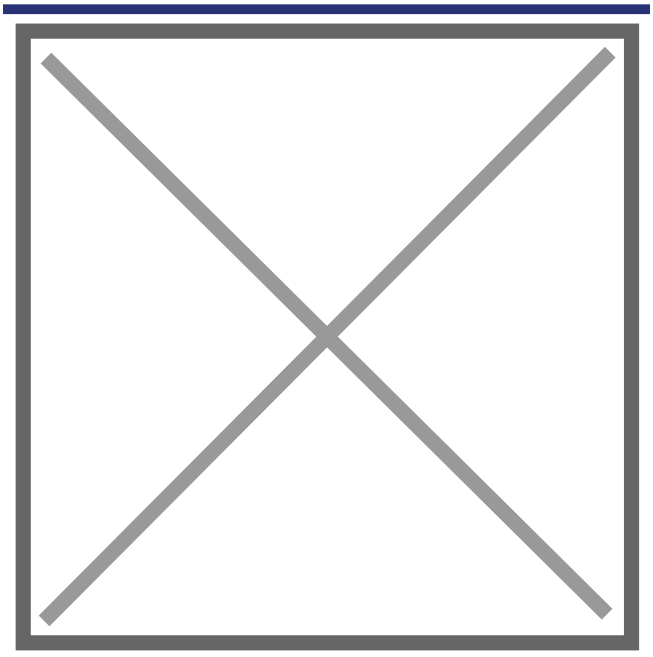


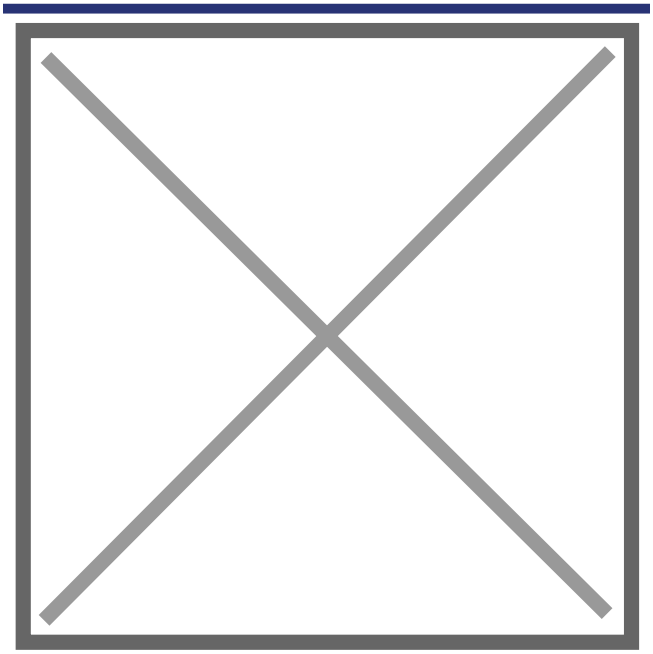


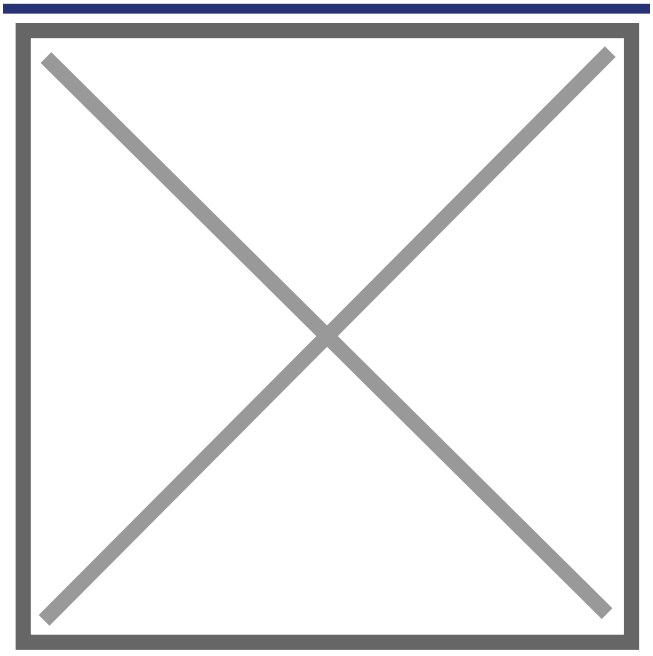


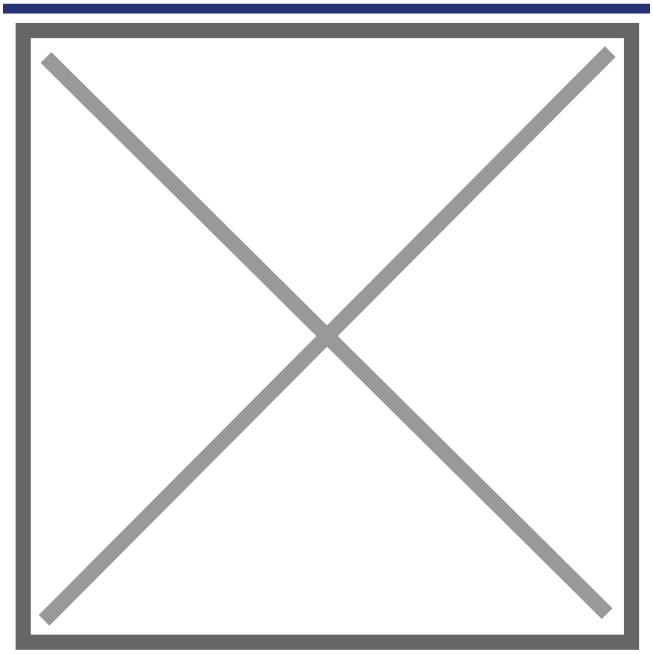


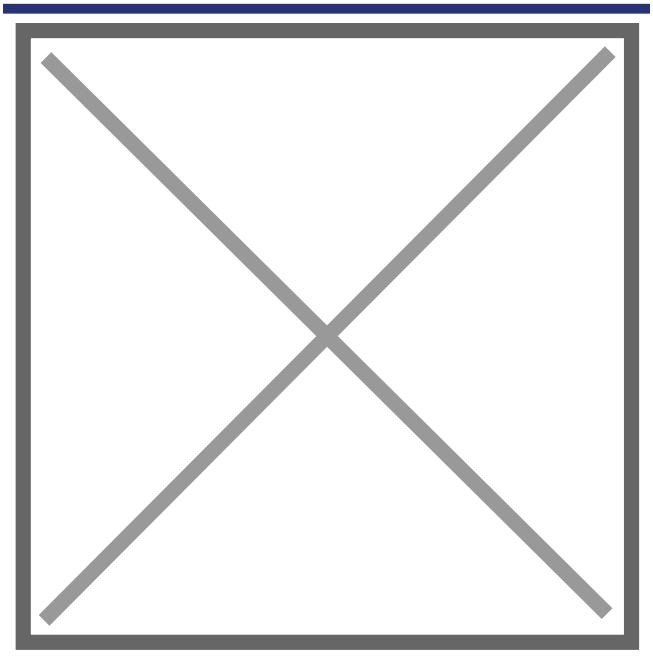


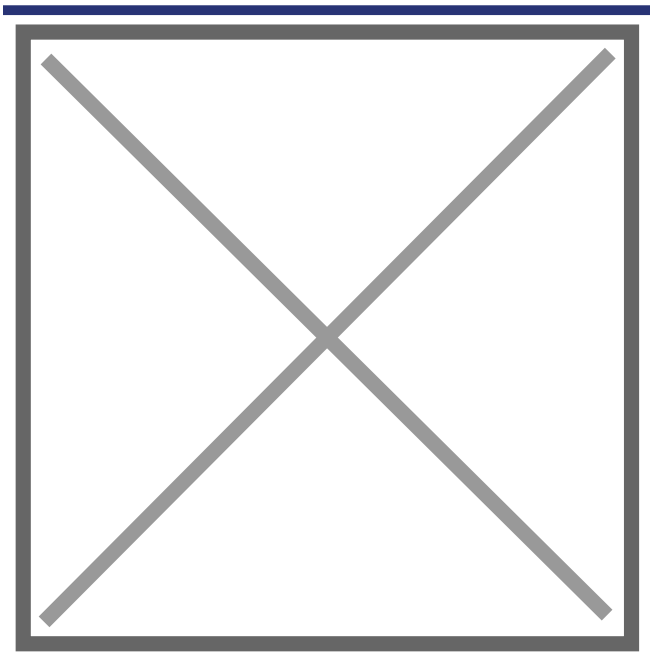


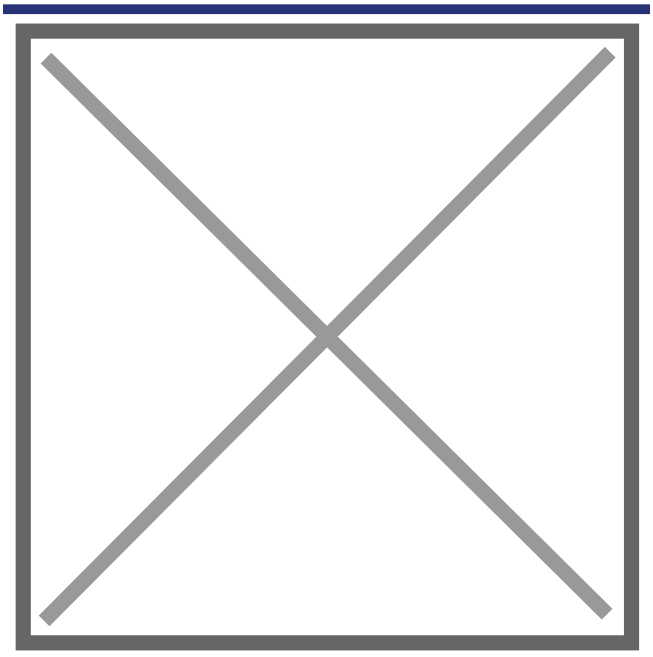


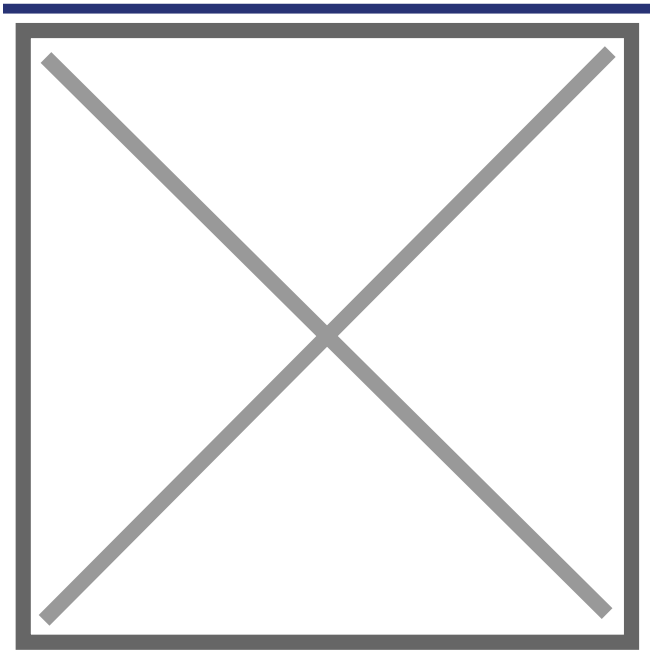


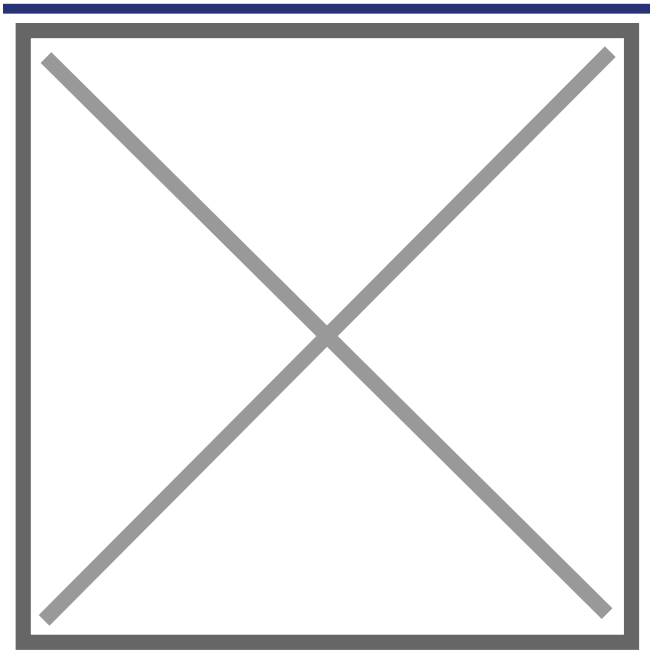


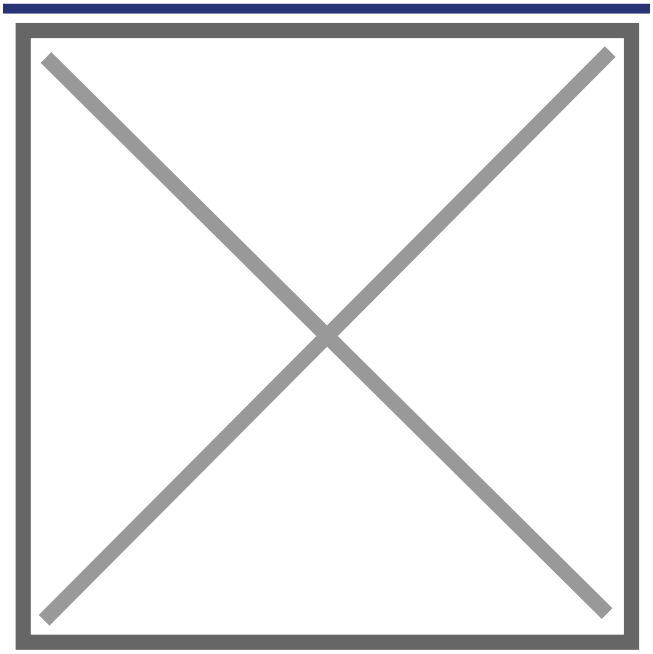


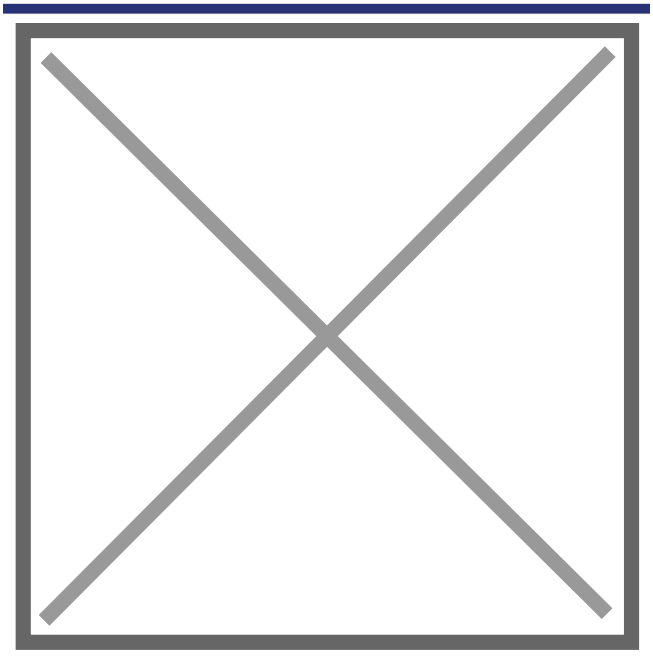


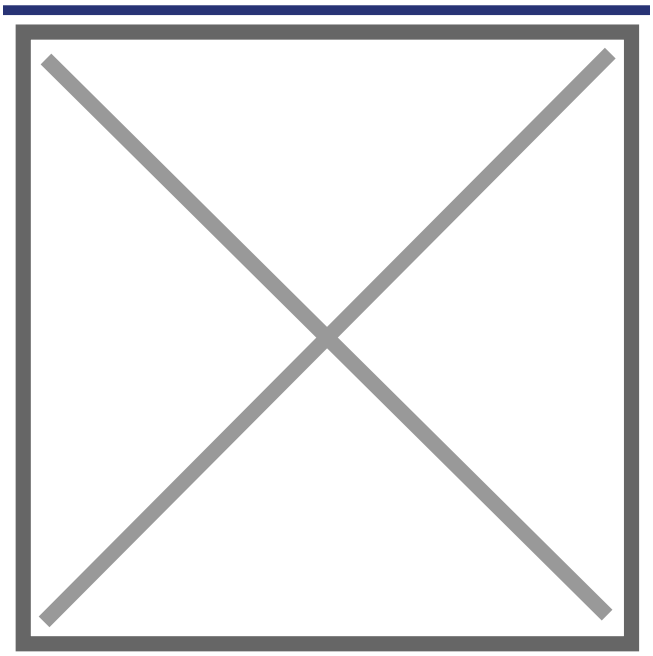


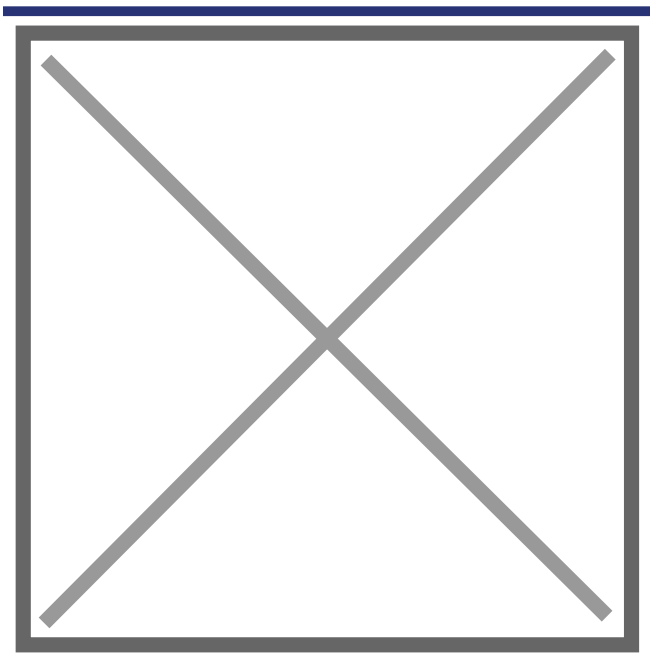












Location & Details



(Map does not indicate the exact location of the property)

- Reference: 2627
- Villa/Farmhouse
- B&B/Agriturismo
- Panoramic View
- 40 km to Sea
- 6 km to Village
- Garden
- Terrace
- Balcony
- Central Heating
- Fire Place
- Garage: Yes
- Guesthouse: Yes
- Pool: Yes
- Asking Price: € 750.000

- Floorspace: 550 m^2
- SQM Plot: 30000 m^2
- Bedrooms: 11
- Bathrooms: 10
- Rental Potential: Very good
- Condition of the Property: Good
- Status: Available

Information

Information about the purchasing process.

Please contact our agency for more information on the purchasing process.

About ItaliaCasa

ItaliaCasa is a fully accredited Italian real estate agency, specialized in the assistance of foreign property buyers in the most beloved parts of Italy. We combine the best of two worlds. Firmly settled in Italy, we do not forget our northern European roots. Our multilingual representatives in Italy are a guarantee a for a perfect understanding of the local market conditions. We understand our international clients as we do understand the Italian way of doing business. This enables us to offer to our clients the best possible assistance during the buying process.

Why choose for ItaliaCasa?

A successful purchase in Italy does not end with the finding of the right property on a web site. Especially nowadays an interested buyer can find many intermediaries and web portals through which foreign properties are being offered for sale. Often these type of companies lack any knowledge of Italian real estate, the market situation and the legal system in Italy. It is important to choose an officially registered agency who not only knows their properties, but also can properly facilitate the entire buying process with its expertise. According to ItaliaCasa this is when the important part only begins. The completion of the purchase is the work of specialists who know where problems can arise and which matters require extra attention during the purchase. All land registry, legal and permit aspects are being mapped so the interests of the client are optimally being looked after. The end result is a purchase without worries!

More Information or Questions?

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