# Le Marche

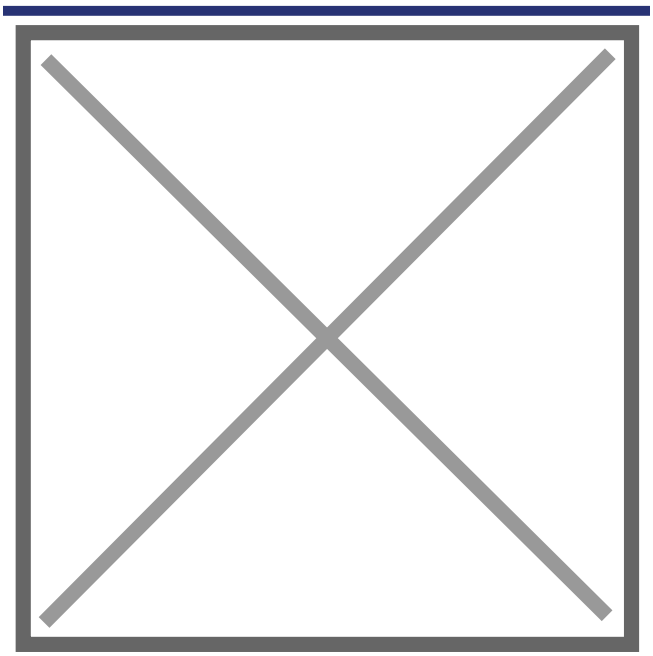
## Sant'Angelo in Pontano

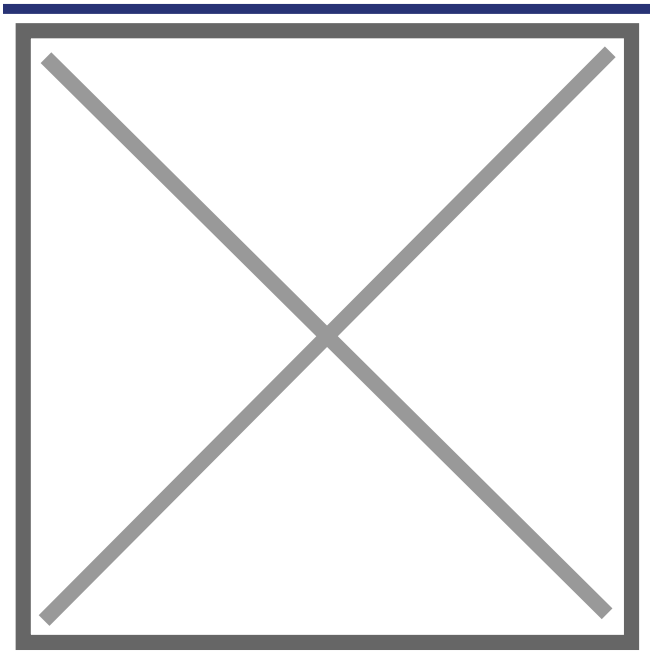
Ref. 1295: House with Chapel
Asking Price: € 198.000

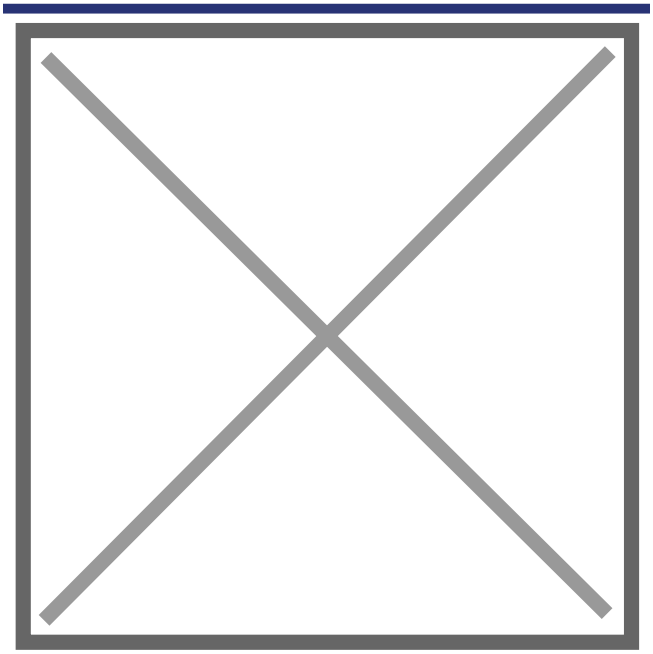
# Description

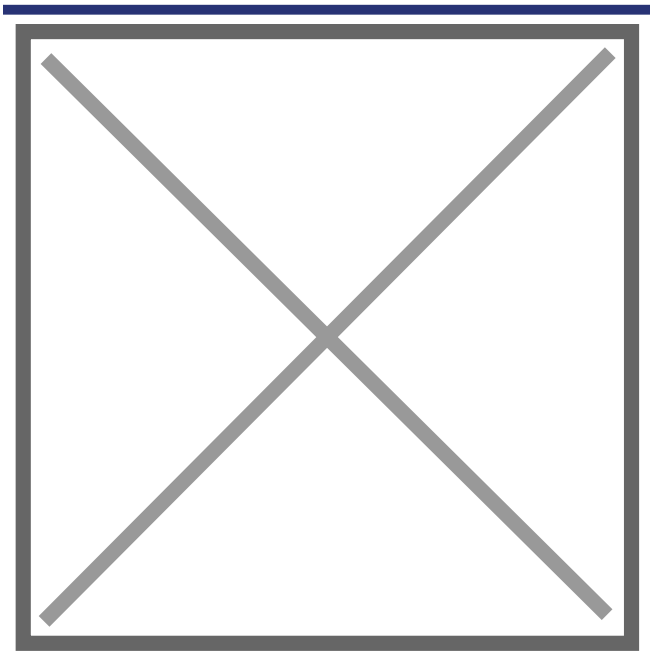
This is a property with history. Most likely the very first part of the property, a small chapel, was constructed in the 15th century. Later on more bits and pieces were added. For some time there was even a special room for a hermit who could enter the church through his own door. The result is a very characteristic ruin with a total floor space of 390 square meters. The 360° view is unique; Monte Conero in the north, Gran Sasso (in Abruzzo!) in the south, Adriatic coast in the east and the Sibillini Mountains in the west. Although the restoration works will be extensive, some costs will be lowered by the amount of available antique materials on site; old beams, antique roof tiles, stones and bricks. Access to the property is excellent. Casa Diodori is located very close to classic hilltop town Sant'Angelo in Pontano – a lovely, cultured town with an impressive panoramic public walkway, popular restaurants and three cafes'. Note, too, that the house is 10 minutes' from medieval San Ginesio with its car-free piazza on summer evenings and historic Loro Piceno, home of the famed Vino Cotto dessert wine and two of the area's best restaurants. Sibillini mountain walking trails and ski lifts as well as Adriatic beaches are both about 35-40 minutes' away. You're about an hour from the Ancona airport (and you can also fly to Perugia, Pescara and Rimini from the UK).

# Pictures









# Location & Details




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

- Reference: 1295
- Villa/Farmhouse
- Restoration Project
- Panoramic View
- 40 km to Sea
- 4 km to Village
- Garden
- Garage: To be realised
- Guesthouse: To be realised
- Pool: To be realised
- Asking Price: € 198.000

- Floorspace: 390 $m^2$
- SQM Plot: 3500 $m^2$
- Property Management
- Rental Potential: Good after renovation
- Condition of the Property: To be restored
- 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?

ItaliaCasa Srls
Contrada Gualduccio 1
San Ginesio (MC)
Tel +39 0332 1791448
info@italiacasa.net
www.italiacasa.net

Int.: +31 71 3649732
UK: +44 84 33309553
Italy: +39 0332 1791448

info@italiacasa.net
www.italiacasa.net

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