

Le Marche

Sarnano

Ref. 4212: Luxury Farmhouse with six bedrooms and six bathrooms on a 4 hec. estate
Asking Price: € 720.000

Description

Casale La Rosa is set in the green hills of Le Marche in a secluded and easily accessible location. The property comprises the main farmhouse and an annex, surrounded by over 4 hectares of private land.

The Main House

The main house has been restored and is in perfect condition. It has been built using bricks which are typical of Le Marche's architecture. While inside the ceilings are wood or wood and tile, with some white to provide more light. The floors are part travertine tiles and part wood. The walls are painted with bright and warm pastel colours. All the bathrooms have modern furniture, fixtures and fittings. The kitchen, which is large and bright, features an island with sink and floors with large tiles.

Over two floors, the main house has a total surface area of around 317m².

On the ground floor, there is the living room with fireplace, a large kitchen, two bedrooms, one with mezzanine, two bathrooms (one for the bedrooms and one for the living area) and a large sitting room/studio with stairs to the upper floor.

On the first floor there are two further bedrooms, each with its own bathroom.

The Annex

The annex, a short distance from the farmhouse, has a total surface area of around 60m² and comprises kitchen/living room, with access to a porch which faces the main house or to a pergola overlooking the garden, two bedrooms and two bathrooms.

The annex is also in perfect condition.

Outside

A lane, lined with cypress trees and large, perfectly manicured hedges, leads to the buildings: on the right hand side there is the main house, and on the other the annex, surrounded by a large garden with English lawn, from which extends the property's land, with woodland and fertile fields, adding up to 4 hectares on which, if desired, it would be possible to build a swimming pool.

Distances & Surrounding

The house is situated only 10km from Sarnano, a stunning village with ancient origins, nestling in an enchanting valley, included in the Italian Touring Club's 'Most beautiful villages in Italy' and awarded the "Orange Band" (the environmental tourism mark of quality.)

Camerino (also awarded an Orange Band for its beautiful landscape and the variety of tourist accommodation) and its old university is half an hour away by car (30 km), while the beaches of the Adriatic (Porto San Giorgio and Civitanova Marche 60km) can be reached in about an hour.

The nearest airport is Ancona, which is 108km away (about an hour and 20 minutes by car).

Location & Details



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

- Reference: 4212
- Villa/Farmhouse
- 20 km to Lake
- 60 km to Sea
- 3 km to Village
- Garden
- Terrace
- Central Heating
- Fire Place
- Garage: Parking Space
- Guesthouse: Yes
- Pool: To be realised
- Asking Price: € 720.000
- Floorspace: 377 m²
- SQM Plot: 40000 m²
- Bedrooms: 6
- Bathrooms: 6
- Rental Potential: Good
- Condition of the Property: Very good
- Status: Sold

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 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

