



## for sale in Reggello Setteponti € 980.000 Ref. 471



**290 sq.m. | : 6 | : 7 | : 14**

Reggello Beautiful stone farmhouse, finely restored, unique position, excellent exposure, panoramic, completely made of stone, a stone's throw from the town but at the same time private. The house is accessed via a private road which exists on owned land. The house consists of three apartments, one of which is a master apartment arranged in: living room with stone fireplace, kitchen, hallway, three bedrooms and two bathrooms, the second real estate unit is composed of a kitchen, three bedrooms, 2 bathrooms, on the ground floor we find a living room with bathroom and externally large kitchen with panoramic gazebo for romantic evenings at sunset. The property is currently used by the owners for seasonal tourist rentals. Part of the property is an external unit located in the living room, bathroom, kitchen, suitable for housekeepers I

The land is approximately four hectares mostly with olive trees that produce excellent quality oil as well as one hectare fenced around the house where the recently built private swimming pool is located in masonry with an area equipped with two large gazebos.

The property is also suitable as a first home for families made up of multiple families.

The town of Reggello, located approximately 450 m2 above sea level, enjoys a dry climate with excellent exposure to the sun. From there, you can quickly access all the main cities, Arezzo, Siena, Florence by car:

Distances to tourist cities



Florence about 30 minutes, Peretola airport 40 minutes, Casentino about 30 minutes, Siena 50 minutes, Arezzo 35 minutes. Lucca 1 hour, Versilia 1.5 hour (Forte dei Marmi, Viareggio)

## Certification

: G

## Features

|                           |                   |
|---------------------------|-------------------|
| Codice: 471               | Motivazione: Sale |
| Indirizzo: via setteponti | CAP: 50066        |
| Comune: Reggello          | Zona: Setteponti  |
| Totale_mq: 290 sq.m.      | camere: 7         |
| bagni: 6                  | Locali: 14        |











