for sale in Rignano sull'Arno
San Donato
€ 2.100.000
Ref. 1118



850 sq.m. | : 8 | : 12 | : 22

FLORENCE SAN DONATO IN COLLINA
Interesting farmhouse complex located in a panoramic hillside with excellent sun exposure. Dating back to the 16th century, it was once part of an important farm. The ancient coat of arms, located to the left of the entrance on the façade of the main building, has been restored. The house is reached via a panoramic road overlooking Florence, and upon arriving at the property, a pristine valley opens up to a breathtaking view of the Pratomagno mountains. The owner has divided the property into several apartments and expanded it with green building structures, bringing the total floor area to approximately 850 square meters, laid out as follows:
FARMHOUSE
The property comprises an entrance hall currently used as a reception for the farmhouse with exposed arches and a fireplace, a dining room, a passage room, a kitchen, a living room, a pantry, a closet and a bathroom. On the first floor, which is accessed via an internal staircase, we find four double bedrooms and three bathrooms.
OWNER'S HOUSE
Consisting of a large kitchen with exit and external loggia, living room with modern fireplace and exit onto a large external loggia for evenings overlooking the panorama, on the first floor we find two bedrooms, bathroom.
BARN

built to store field material, it has been renovated, part of it for the owner's study of approximately 60 m2 on two volumes and part houses a beautiful apartment with exposed beams consisting of a large kitchen with fireplace, huge living room, bedroom, small bedroom, two bathrooms
Attached to the barn, a second extension has recently been built using green building techniques, which is on two levels with four bedrooms and two bathrooms.
The property includes a laminated wood roof used for car parking which houses solar panels on the roof for electricity production. At the rear of the house there is an area equipped with a pizza oven, a roof at the front for outdoor dining, the LAND of 15,000 m2 completely fenced with olive trees producing extra virgin olive oil.
Distances to cities of art
Florence 10km
Arezzo 35km
Siena 60km
Peretola Airport 30km
Chianti 35km

Certification

: D

Features

Codice: 1118	Motivazione: Sale
Indirizzo: via della Bascula	CAP: 50067
Comune: Rignano sull'Arno	Zona: San Donato
Totale_mq: 850 sq.m.	camere: 12
bagni: 8	Locali: 22

















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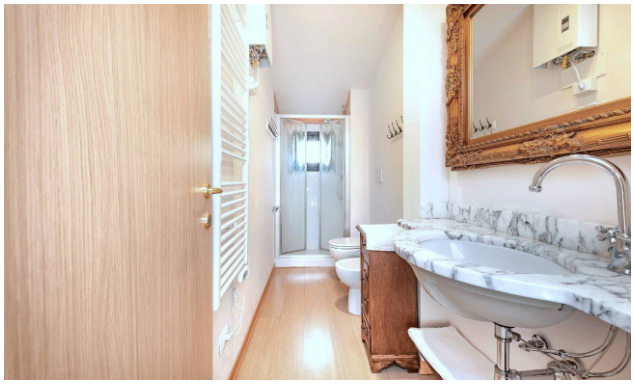


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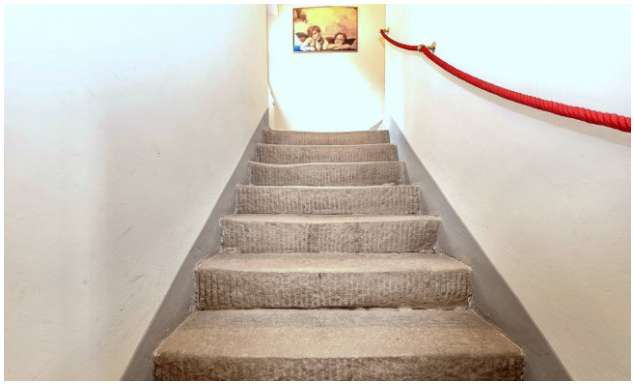


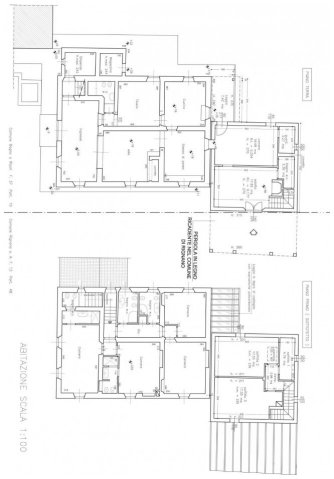


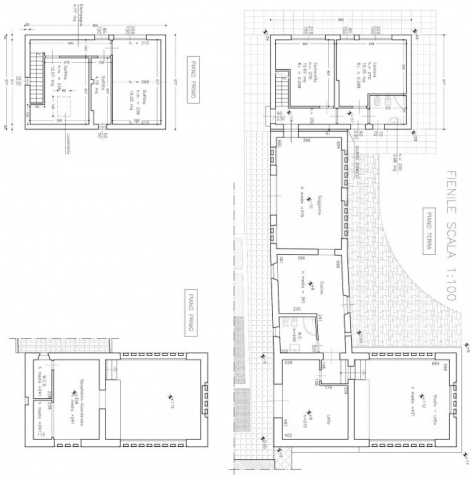












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