

P830, ESTATE WITH PANORAMIC COUNTRY HOUSE IN MONTEPULCIANO

For sale. € 690.000



This beautiful farmhouse with outbuildings and private access road, is located in a quiet and reserved position in the picturesque countryside of Montepulciano. It also enjoys a breathtaking view of the famous vineyards of Vino Nobile and the old town of Montepulciano itself.

Watch this property panoramic video on our YouTube channel: https://youtu.be/CfyvKUAmw_g The surface of the house is about 310 sqm, adding about 100 sqm of outbuilding. Currently only the first floor of the main unit has been finely renovated, which is already perfectly habitable. There remains to be restored the ground floor and the annex. The property park consists of about one hectare of land, but you can purchase separately up to 10 hectares of total area, adjacent to the main property. The first floor of the main house, that is the part already renovated and ready to be inhabited, has an area of about 130 sqm. and is the ideal solution to start living the property right away while perhaps following the renovations of the annex and the lower floor. This part consists of a living room, a large kitchen, two double bedrooms and a bathroom, but in this part, it is possible to realize two other rooms with private bathroom, thus increasing the availability of beds and services. The property is completely surrounded by a plot of about 10000 square meters where the construction of a swimming pool overlooking the valley and the old town of Montepulciano would represent a unique seal. Water, light and gas are already present. The property is ideal for income through the inclusion in the circuit of temporary tourist rentals or for an exclusive country B&B. This type of tourist rental ensures a high profitability free of the risk of unpaid. Divine Tuscan & Finest Properties is the Number One real estate agency in Tuscany, specialized in the sales of villas and old town-center properties. We only offer carefully selected properties. Within our integrated services, we offer you the opportunity to restructure or modernize your new property in Italy through our specialized renovation company, with over twenty-year's experience in the renovation of both luxury farmhouses and properties located inside historical centers.

Thanks to our designers we can also provide "turnkey" solutions that include your new property's furniture. REF P830 IMPORTANT: WE WILL ALSO ASSIST YOU IN EVERYTHING AFTER COMPLETION OF THE SALE, AS YOU WILL NEED HELP WITH ALL THE BUREAUCRATIC PROCEDURES CONNECTED WITH THE PURCHASE OF A PROPERTY: FROM THE TRANSFER OF UTILITY CONTRACTS TO LEGAL MATTERS, ASSURING SATISFACTION IN ALL YOUR REQUIREMENTS. WE ADVISE OUR CLIENTS NOT TO BUY REAL ESTATE IN TUSCANY FROM AGENCIES WHICH ARE NOT LOCATED IN THE AREA OF THE PROPERTY BECAUSE THEY WILL NOT BE ABLE TO ASSIST THEM AFTER COMPLETION AS IS OUR CUSTOM, HAVING WORKED FOR YEARS IN THE REGION IN WHICH WE WERE BORN. IT IS WORTH REMEMBERING THAT YOU WILL NEED THE AGENCY ABOVE ALL AFTER COMPLETION, AND IN THIS RESPECT, WE WILL PROVE TO BE THE BEST. I WOULD LIKE TO ASK ALL FOREIGN FRIENDS WHO ARE READING THIS A SIMPLE QUESTION: IF YOU WISHED TO BUY THE BEST FLORENTINE T-BONE STEAK AND ABOVE ALL TO KNOW EVERYTHING ABOUT IT, WOULD YOU GO AND BUY IT FROM THE LOCAL BUTCHER DARIO CECCHINI IN PANZANO IN CHIANTI OR FROM GREAT BURGER AT THE INTERSECTION BETWEEN REGENT STREET AND OXFORD STREET IN LONDON? THE ANSWER IS OBVIOUS. IF YOU WISH TO BE CERTAIN OF KNOWING EVERYTHING PERTAINING TO THE PROPERTY YOU ARE ABOUT TO PURCHASE AND YOU WANT TO BE SURE YOU HAVE ASSESSED EVERYTHING YOU NEED TO KNOW ABOUT IT, FROM THE LOCATION TO THE LEGAL ASPECTS RELATING TO IT, OUR EXPERTISE OF OVER TEN YEARS IN TUSCANY'S MOST GENUINE LOCATIONS IS AT YOUR DISPOSAL AND DOZENS OF OUR AMERICAN,

BASE INFORMATION:

Bed : 4
Bath : 4

LAND INFORMATION:

Square meter: 410
Lot Size : 99999.99

BUILDING INFORMATION:

Number of Floors : 2

CONVENIENCE:

General Amenities: Electric Hot Water,
Energy Savings Amenities: Fireplace,Fireplace,
Exterior Amenities: Pasture,
Landscape Amenities: Arable land/olive groove/vineyard,Lawn,Landscaping,

ENGLISH, RUSSIAN, FRENCH CLIENTS AND THOSE FROM MANY OTHER NATIONS WILL BE
HAPPY TO DIRECTLY SHARE THEIR EXPERIENCE WITH YOU. Pier Paolo Giglioni Ceo DIVINE
TUSCANY luxury & finest properties