

# FOR SALE

villa - ca. 300 m<sup>2</sup>

Foiano della Chiana

## Expose

Web

+39 0473 270808

meran@seeber-immobilien.com

Seeber Immobilien Sandplatz / Piazza della Rena 9/C Meran - Burggrafenamt



**900.000 €**

retail price

**about 457 m<sup>2</sup>**

Commercial area

**about 300 m<sup>2</sup>**

Living Area

**about 10000 m<sup>2</sup>**

Land area

**BZ02159**

Objectnr.

Local resident sale	No
Floors	1
balconies	-
basement, cellar	-

energy class	G (≥ 160 kWh)
bathrooms	5
State	second hand
Realtor commission	3 % + VAT

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Who hasn't always wanted to fulfill their dream of owning a villa with a spacious plot of land in Tuscany surrounded by olive trees and vines? We can help and have just the right property for you.

The villa is surrounded by fields of olives and vines in the province of Arezzo. The tourist metropolises are also nearby, Lucignana can be reached in just a few minutes, 20 minutes by car from Pienza, 30 minutes by car from Siena and Cortona, 60 minutes by car from Florence and Assisi and only 7km from the motorway.

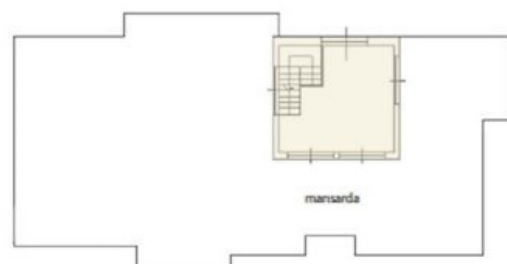
The property is a bit out of town from the town center but still close by. Therefore, you can enjoy the tranquility to the fullest in the spacious garden in the shade of the trees or on an air mattress in the swimming pool. The garden is ideal for someone who likes to be outdoors and invites you to fully develop your ideas or be inspired by the beautiful sunsets.

The villa is currently divided into 2 apartments but can be converted back into a single unit at any time.

For more information, please feel free to contact our office in Bolzano.



PIANO SEMINTERRATO H= 2.70



Mansarda

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## Location

