

Farmhouse / Estate for Sale to Mombaruzzo



450 square meters | Bathrooms: 3 | Bedrooms: 6 | Rooms: 17

A property of over 17 hectares located in the municipality of Mombaruzzo, a town in the province of Asti, immersed in the green Monferrato countryside, just a few kilometres from Nizza Monferrato and Acqui Terme, on the edge of the protected natural area and famous for the civic tower that dominates the village and for its 'amaretti', the handmade sweet made by the area's pastry chefs.

The property is certainly important both for the size of the main building and for the land that surrounds it, in a single body.

Access is direct from the provincial road on a tree-lined avenue, convenient in any season.

The building in front of us is imposing and consists of 2 parts, the residential part, recently renovated with excellent finishes, and the rustic/former rural part.

On the outside of the living part, there is a large paved terrace, a porch to enjoy the shade in summer and a large frontal swimming pool.

Access to the living part on a large kitchen/living room that leads to a lounge, bathroom and bedroom on the ground floor.

On the upper floor we find 6 bedrooms and 2 large bathrooms.

On the ground floor of the rustic part we have instead a transformation room, a large cellar, and the boiler room with Pellet D'Alessandro boiler that runs the underfloor heating.

The finishes, as mentioned, are excellent with double-glazed wooden windows, redone roofs, ceramic and laminate flooring, and recovered and sandblasted brick vaults that add prestige to the structure.

The land is planted with vines for about 20,000 square metres, with arable land for about 30,000 square metres and woodland for the remainder.

Property details

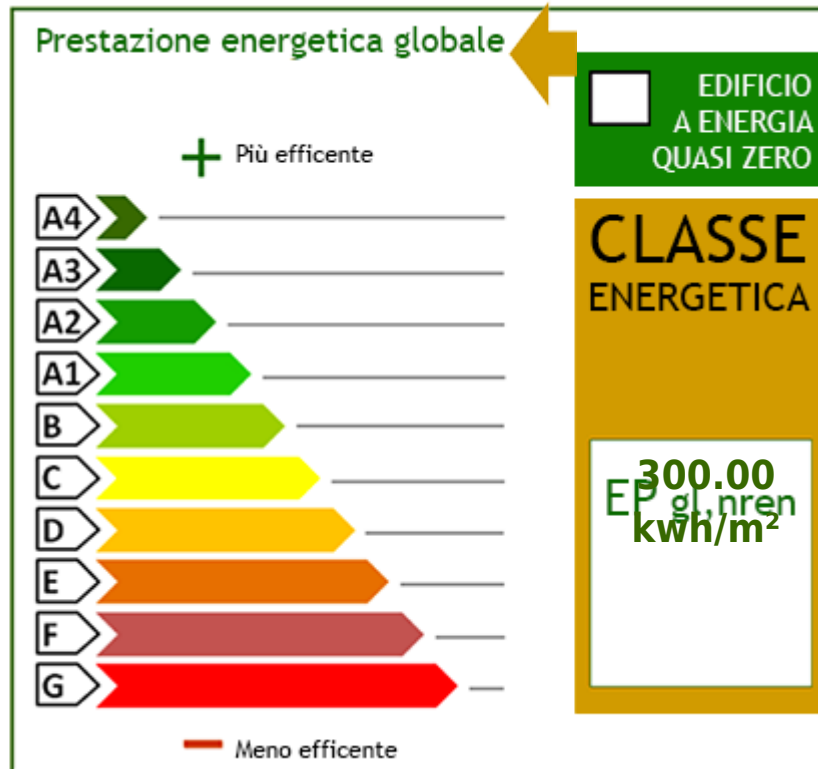
Reference code: 5757	For Sale/For Rent: Sale
Type (Apartment, villa, etc): Farmhouse / Estate	Region: Piemonte
Province: Asti	Municipality: Mombaruzzo
Price: € 630.000 negotiable	Total sqm: 450 square meters
Bedrooms: 6	Bathrooms: 3
Rooms: 17	State of conservation: Great
Central heating: Self regulating	Building age: 2015
Current condition: Empty at time of deed	Available: Yes
Terrace: Present, 200 square meters	Garden: Private, 170.000 square meters
Kitchen: Habitable	Box: Single, 30 square meters

Features

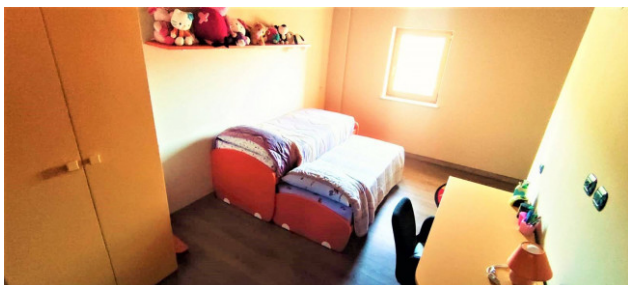
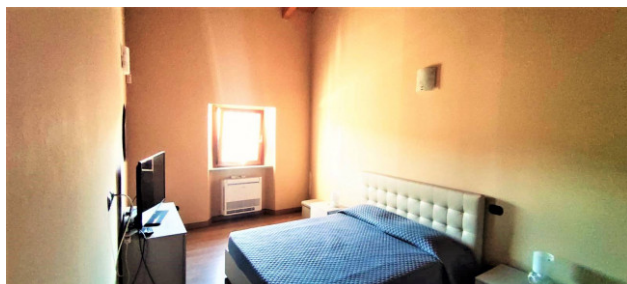
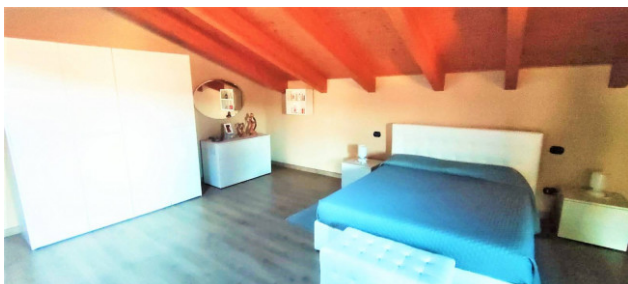
Terrace: 200 m²	Parquet	Electrical system: Up to code
Suspended sanitary	Shower	Wooden frames
Terrain type: Hilly	Additional positions: In the countryside	Acces
View	Water: Municipal	Sewerage: Imhoff septic
Swimmingpool	Roof	Light
Suitable for two families	External area	Parkingspace
Flooring	Distance to sea	Distance to ski resorts
Distance to hospital	Water bath	Terrain: 170000 m²
ideal for horses		

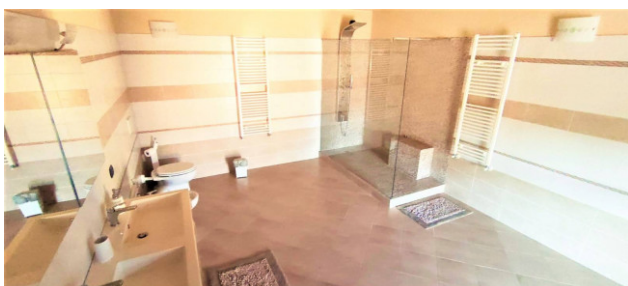
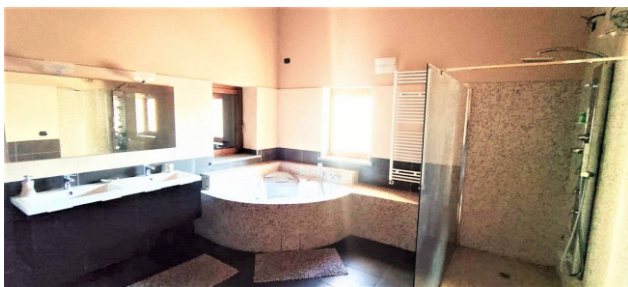
Nearby

Bar	Postal offices	Municipal offices
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