Immobiliare IPI
Via Fratelli Francia, 26 - 17014 Cairo Montenotte
Phone number 0195090590 Fax 019504378

Villa / House for Sale to Roccaverano

250 square meters | Bathrooms: 1 | Bedrooms: 4 | Rooms: 9

In a super panoramic position, in the heart of the Langa Astigiana, an undisputed reserve of natural beauty and territories yet to be fully discovered, we propose this beautiful property composed of 2 buildings, one residential and the other a warehouse.

The residential part consists of 2 cellars in the basement, on the ground floor, with access from the paved courtyard where it is possible to park several cars, we find a large kitchen-living room and 2 other rooms as a tavern/cellar and adjacent storage room. On the first floor there are 3 large bedrooms with bathroom and a room that can be used as a living room/study/library. All in excellent condition, immediately habitable and well furnished. Single-glazed wooden windows, roller shutters, ceramic floors and heating with wood-burning stoves. Installations from the 1970s but perfectly functional.

Compared to the house, on the opposite side of the courtyard we have the rustico on 2 levels, which could be an extraordinary stone outbuilding, a real panoramic terrace with boundless views over the valley.

Terraced land totalling approx. 8000 sqm that for exposure, privacy and location would deserve a beautiful infinity pool to cuddle up in on hot summer days.

Property details

Reference code: 5764

For Sale/For Rent: Sale

Type (Apartment, villa, etc): Villa / House

Region: Piemonte

Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale
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Province: Asti	**Municipality**: Roccaverano
Price: € 140.000 negotiable	**Total sqm**: 250 square meters
Bedrooms: 4	**Bathrooms**: 1
Rooms: 9	**State of conservation**: Good
Floor type: Multi-story	**Total floors**: 3
Central heating: Self regulating	**Building age**: 1930
Current condition: Empty at time of deed	**Available**: Yes
Balconies: Present	**Terrace**: Present, 30 square meters
Garden: Private, 8.000 square meters	**Distance to sea**: 45.000 meters
Kitchen: Habitable	

Features

Terrace	Cellar: 30 m²	Terrain type: Terrace
Terrace	Additional positions: In the countryside	Acces
Cellar: 30 m²	View	Terrain type: Terrace
Water: Municipal	Additional positions: In the countryside	Sewerage: Imhoff sepctic
Acces	Gas: GPL	View
Roof	Water: Municipal	Flooring
Sewerage: Imhoff sepctic	Distance to sea	Distance to ski resorts
Gas: GPL	Roof	Distance to hospital
Flooring	Terrain: 8000 m²	Distance to sea
Distance to ski resorts	Distance to hospital	Terrain: 8000 m²

Nearby

Cycle paths	Playgrounds	Railway station	Bar
Postal offices	Municipal offices	Cycle paths	Playgrounds
Railway station	Bar	Postal offices	Municipal offices

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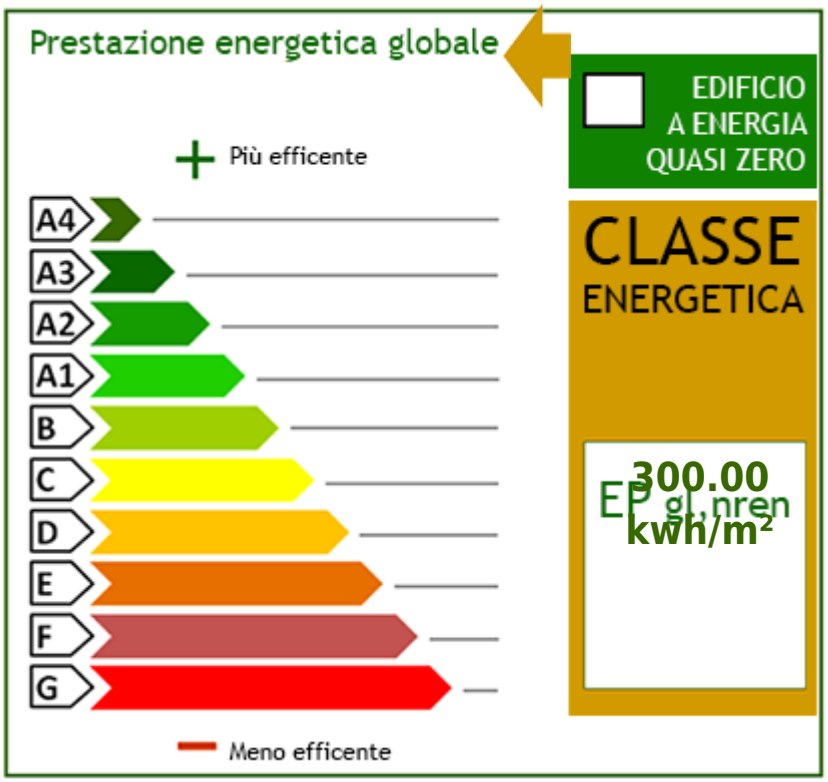

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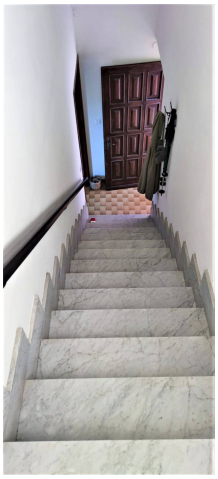

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