

Country House (rustic) for Sale to Terzo



500 square meters | Bathrooms: 1 | Bedrooms: 4 | Rooms: 8

Monferrato, in a hamlet in the middle of the countryside in the municipality of Terzo, 5 minutes from Acqui Terme, for sale property consisting of several buildings and approximately 1000 sqm of land with the possibility of annexing others not far away.

You reach the courtyard of the residential part of the property, which is attached to another building with which it has no communal property, so it can be shared with the independent one. At the front of the courtyard there is a beautiful brick portico on two levels of approximately 80 sqm per floor. To the rear of the house, old stone farmhouse with new fibre cement roof, two cellars, garage and barn.

-The living area is structurally solid, spread over two levels with kitchen and living room on the ground floor, with stoneware floors and finishes from the 90s, through the marble staircase you get to the sleeping area on the first floor consisting of four bedrooms with grit floors and ceramic bathroom from the 90s with shower. Nice terrace running along the entire front of the house. This part has mixed finishes, the window frames are already in double-glazed wood. Heating present with oil boiler, communal sewerage, communal water as well as spring well. Roof repaired annually, but to be reviewed in a decade.

-The building opposite, a classic warehouse with porch-barn, is on two levels with stable and warehouse on the ground floor and hayloft on the first floor; the roof needs to be renovated as well as a staircase for access to the first floor, which is currently only secured by a ladder, as is typical for this type of peasant structure. The size of approximately 80 sqm per floor is important.

-The old farmhouse, which is in continuity with the side of the dwelling house, is in stone on two levels, and opens on the ground floor to a room with a wood-burning oven, a cellar, and another room with a fireplace, while on the upper floor there are two other rooms on the same level that were former barns with all exposed stone. This building is totally to be restored, although the stone structure is absolutely recoverable.

-Another stone building, now cooperating with beautiful cellars in the basement with vaults, can be included in the sale price. This part

was kept out of the negotiation because it generates a right of way, but if interested can be included without further expense.
All around 1000 sqm of land, but more can be purchased nearby if desired.
Ideal for creating an accommodation facility or for several families
Spa town of Acqui Terme 5 minutes.
City of the great wines of Asti Nizza Monferrato and Canelli, 15-25 minutes.
Milan airport 90 minutes

Property details

Reference code: 5979	For Sale/For Rent: Sale
Type (Apartment, villa, etc): Country House (rustic)	Region: Piemonte
Province: Alessandria	Municipality: Terzo
Price: € 95.000 negotiable	Total sqm: 500 square meters
Bedrooms: 4	Bathrooms: 1
Rooms: 8	State of conservation: To be restructured
Floor type: Multi-story	Total floors: 2
Central heating: Self regulating	Building age: 1900
Current condition: Empty at time of deed	Available: Yes
Balconies: Present	Terrace: Present
Garden: Private, 1.000 square meters	Distance to sea: 55 meters
Kitchen: Habitable	Box: Double, 80 square meters

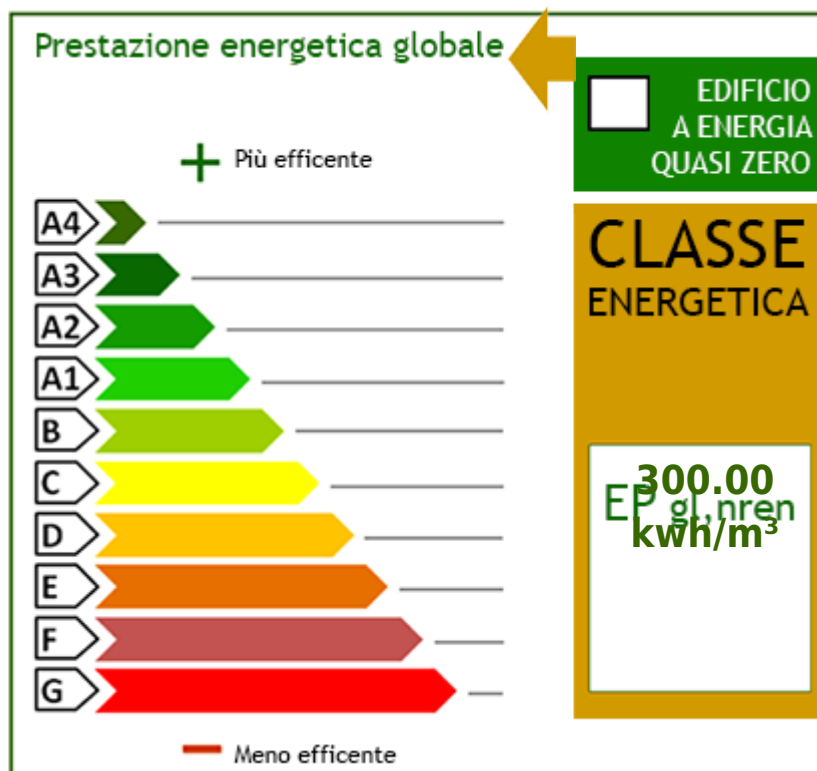
Features

Terrace	TV antenna: Autonomous	Closet
Cellar	Fireplace	Shower
Wooden frames	Blinds	Terrain type: Flat
Additional positions: In the countryside	Acces	View
Water: Municipal	Sewerage: Communal	Vegetable garden
Gas: Diesel fuel	Well	Roof
Light	Suitable for two families	External area
Parkingspace	Garage	Flooring
Distance to sea	Distance to ski resorts	Distance to hospital
Water bath	Terrain: 1000 m²	

Nearby

Gyms	Spas	Soccerfields	Sport complexes
Tenniscourt	Cycle paths	Playgrounds	Railway station
Public transport	Kindergarden	Elementary school	Middle school
High school	Bar	Postal offices	Commercial center

Municipal offices



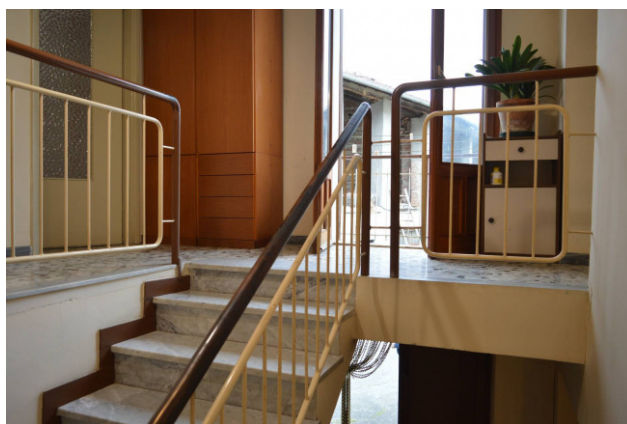
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Immobiliare IPI

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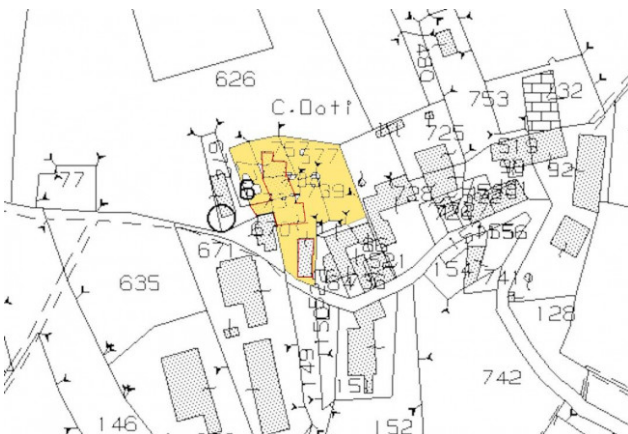
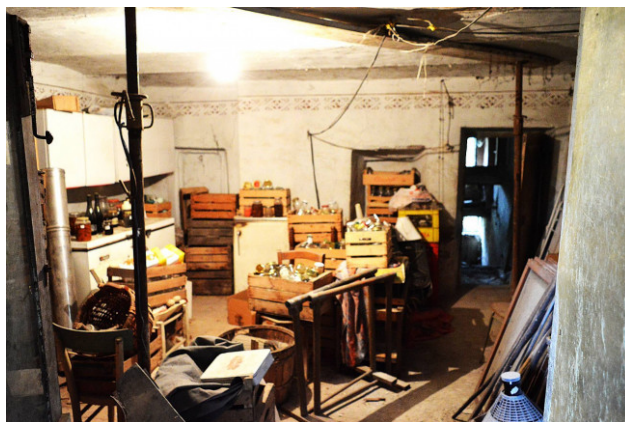
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