

Villa / House for Sale to Pareto



450 square meters | Bathrooms: 2 | Bedrooms: 3 | Rooms: 6

Pareto, in the Monferrato hills bordering the Ligurian coast, in an extraordinarily panoramic location with views stretching across the valleys below, we are offering a splendid property comprising a beautiful residential villa surrounded by approximately 4,000 m² of land, plus a former single-storey stable building with a barn on the first floor, each floor measuring approximately 80 m². There is also a lovely outdoor oven made of traditional local stone, which is in perfect working order.

The villa is spread over two floors, with a huge garage, a kitchen for preserving food, a lovely pantry and a bathroom on the ground floor.

On the first floor, there is a lovely kitchen-diner, a living room, a dining room, three bedrooms, a bathroom, a terrace and a balcony.

The house is in good condition with 1990s-style finishes; the windows and doors are wooden with double glazing, and the floors are tiled. Heating is provided by radiators fed by an oil-fired boiler (currently not in use) and by stoves. Electricity, mains water, and waste disposal via a septic tank.

The property is absolutely charming, easily accessible via a tarmac municipal road, close to the village centre where you'll find shops, a café and a restaurant, and conveniently located near the main hubs of both Liguria and Piedmont, as it sits on the border between the two regions. You can enjoy the completely unspoilt setting of the hills and the tranquillity of the countryside, yet the beach is just 30 minutes away, the spa town of Acqui Terme 25 minutes, and the Monferrato region-famous for its fine Piedmontese wines-40 minutes.

The view from the house is truly extraordinary; from its commanding position, it stretches across the valleys below all the way to the Alps.

Sea/Albissola M. 30 km

Acqui Terme 25 km

Genoa 73 km (airport)

Milan 150 km (airport)

Turin 125 km (airport)

Property details

Reference code: 6086

For Sale/For Rent: Sale

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

Region: Piemonte

Province: Alessandria

Municipality: Pareto

Price: € 215.000 negotiable

Total sqm: 450 square meters

Bedrooms: 3

Bathrooms: 2

Rooms: 6

State of conservation: Good

Floor type: On two levels

Total floors: 2

Central heating: Self regulating

Building age: 1984

Current condition: Empty at time of deed

Available: Yes

Balconies: Present

Terrace: Present

Garden: Private, 4.000 square meters

Distance to sea: 30 meters

Kitchen: Habitable

Box: Double

Features

Terrace

TV antenna: Autonomous

Closet

Cellar

Fireplace

Electrical system: Up to code

Shower

Wooden frames

Blinds

Terrain type: Hilly

Additional positions: In the countryside

Acces

View

Water: Municipal

Sewerage: Cesspool

Vegetable garden

Roof

Light

External area

Parkingspace

Garage

Distance to sea

Distance to ski resorts

Water bath

Terrain: 4000 m²

Nearby

Gyms

Spas

Soccerfields

Sport complexes

Tenniscourt

Cycle paths

Playgrounds

Railway station

Public transport

Kindergarden

Elementary school

Middle school

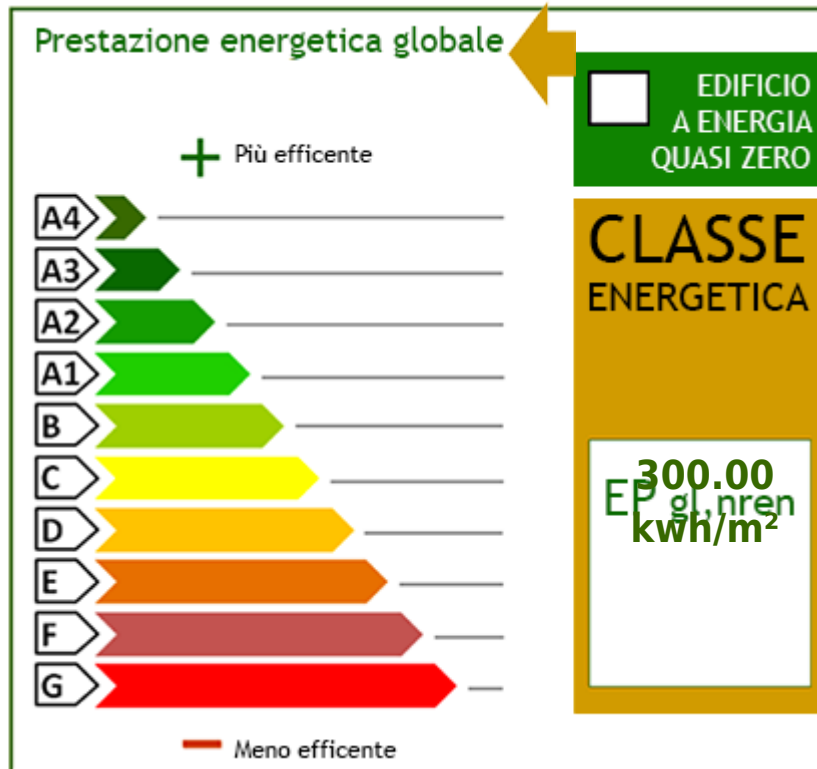
High school

Bar

Postal offices

Commercial center

Municipal offices



Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI

Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378

info@immobiliareipi.it - <https://www.immobiliareipi.it>

V.A.T. 01083550093

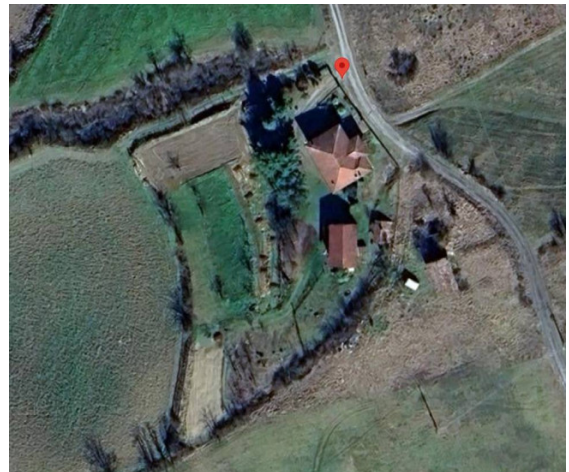


Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - <https://www.immobiliareipi.it>
V.A.T. 01083550093

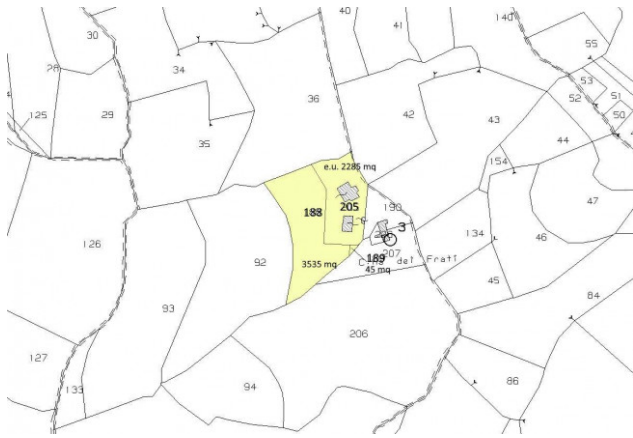






Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI
Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378
info@immobiliareipi.it - <https://www.immobiliareipi.it>
V.A.T. 01083550093



Ricordiamo che le informazioni contenute nella scheda e riguardanti gli immobili proposti sono generali, non sono vincolanti e non hanno natura contrattuale

Immobiliare IPI

Via Fratelli Francia, 26 - Cairo Montenotte (SV) - Phone number 0195090590 Fax 019504378

info@immobiliareipi.it - <https://www.immobiliareipi.it>

V.A.T. 01083550093