

Ancient stone property in the hills of Luretta valley



Private Negotiation

Ref. 2101000

Contact us

 0382 78 363

 info@romantichouses.com



Surface
830,00 sqm



Rooms
8



Bedrooms
4



Bathrooms
3



Energy label
G



from Milan
83



Altitude
173,00 m asl



Green
30 ha

Ref. 2101000

We find ourselves in the **gently rolling hills of Val Luretta**, where 30 hectares of land and woods contain and conceal a prestigious and carefully renovated 1350-m2 stone property with a quadrilateral layout and internal courtyard.

At first glance, we almost feel in awe of the property, uncertain whether to choose the **beauty of the surrounding nature** or to enter this farmhouse reminiscent of a former convent, a small manor house, or in any case an impressive property with great character.

Upon crossing the threshold, we find ourselves in the courtyard enclosed between the dwellings, the large portico, the hayloft, the solid wood doors of the woodshed, the stables and a storeroom. This is a well-kept and tasteful property, where we feel sheltered and surrounded by beauty.

As the owner explains, it was designed for the family, study and moments of reflection far removed from the noise and pace of city life. A property that lends itself to hosting guests in complete privacy.

It is divided into three dwellings: the main dwelling of 310 m2, the winter dwelling of 90 m2 and the caretaker's house of 120 m2. At the entrance we have the large portico, the stable, the hayloft, the various doors that close off the woodshed, the workshop, a storeroom and a loft above the 20-m2 portico, which as a whole paints a romantic, simple and protective picture.

There is also a large 200-m2 wine cellar and four stables occupying a total of 50 m2.

The interiors house spacious rooms, with impressive fireplaces and extremely elegant finishes, all **in a refined and aristocratic taste**.

Plot: 30 hectares of land crossed by a stream and including a few hectares of woodlandland

Utilities: Stable, Hayloft, Portico, Workshop and Storeroom, Garage.

Extras: Caretaker's Accommodation, Winter Dwelling, 200-m2 Wine Cellar, 300-m2 Attic.