



CETONA, TUSCANY





Casale dello Zoppo

Fraz. Piazze, Cetona, Tuscany

Original farmhouse with swimming pool and extensive olive groves overlooking spectacular countryside

4 bedrooms - 4 bathrooms - garage - swimming pool

Total floor space: Farmhouse 537 sq.m. Land: 4 hectares
(all measurements are approximate)

Romantic stone farmhouse dating from around the 1600s surrounded with 800 olive trees, private swimming pool and immersed in privacy and tranquility in the small fraction of Cetona, Piazze.

Spectacular views, beautiful gardens with mature trees and terraces, entirely private yet close to the small village.

Accommodation:

Ground floor: Entrance hall, kitchen and breakfast room, exit to covered pergola for external dining, Reception room with fireplace, laundry room and storage, bathroom

Bedroom 1 with exit to terrace, bathroom 1 with shower

Stairs to **tower room** - Bedroom 2 and bathroom 2

First floor - Bedrooms 3 and 4 with ensuite bathrooms

Outbuildings:

Garage and technical room

Area:

Situated in the Comune of Cetona in the small fraction called Piazze, this charming village is just below the majestic Monte Cetona and has a distinctive grey colour local stone that defines the properties in this area. An increasingly popular area for vineyards there are local producers that are starting to put this region on the map for fine wines. Cetona is a short drive from the property where you can find great restaurants, shops and a weekly market that brings everyone into its central travertine stone square which is the heart of the town. An easy distance from the A1 autostrada connecting to major cities and airports yet a stones throw from the Val d'Orcia and the thermal spa town of San Casciano dei Bagni.

Land:

There are approximately 4 hectares of land included in the sale, most of which are olive groves with around 800 trees producing top quality oil. There is a large swimming pool close to the Casale (18 x 8.5 m) and private garden with mature trees.

Services:

Heat pump - electricity - mains water - well for irrigation - air conditioning - solar panels

Distances:

Piazze 900 m, San Casciano dei Bagni 8 kms, Cetona 8.5 kms, A1 Autostrada 8 kms (Fabro), Siena 95 kms, Florence 136 kms, Rome 150 kms

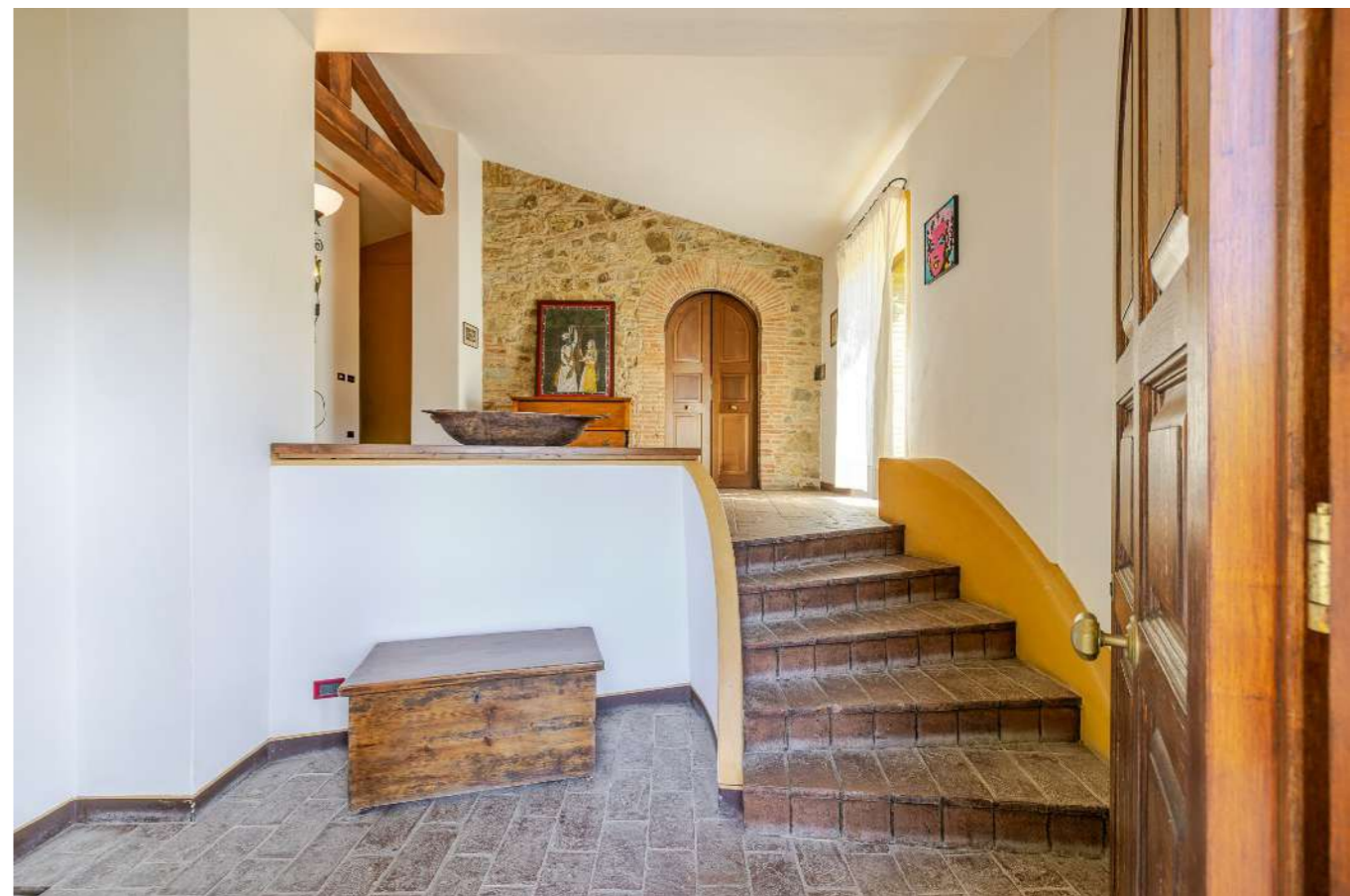
Asking Price: €1.750.000

Energy Class: Request in progress























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