

Le Marche

Sarnano

Réf. 6114: Villa due Angeli is a spacious villa with swimming pool for sale in Sarnano, in Le Marche.
Prix: € 539.000



Description

Villa due Angeli emerges as a quintessential Italian countryside retreat, boasting a rich tapestry of historical allure and contemporary luxury. Nestled amidst the rolling hills of Sarnano, this meticulously restored farmhouse offers a serene escape, with its sprawling 2.8 hectares of verdant grounds and a 14-meter swimming pool that serves as a tranquil oasis. The villa's proximity to the medieval village of Sarnano, merely two kilometers away, places guests in the heart of Italy's enchanting Marche region, renowned for its natural beauty and cultural heritage.

The property's architectural composition—a main building spread across three levels and a two-level outbuilding, linked by a charming brick arch—houses four apartments. With a total of 10 bedrooms accommodating up to 28 guests, Villa due Angeli is an idyllic setting for large family gatherings or as a high-end holiday rental. The residence's authentic character is accentuated by its numerous niches, corners, and vistas, each contributing to the villa's unique charm and appeal.

The ground floor harbors an expansive cellar, ripe for transformation into an elegant living space, adding to the villa's potential for customization. Each apartment is fitted with gas central heating, ensuring comfort throughout the seasons. Additionally, the first two apartments feature the "Vulcano" wood-burning fireplace, while the latter pair is equipped with wood-burning stoves, further enhancing the rustic ambiance.

The villa's enchanting garden, with its ample outdoor areas, invites moments of leisure and al fresco dining, all set against the backdrop of the majestic Monti Sibillini. The lower grounds of the estate reveal a vast vineyard, home to over 100 varieties of grapevines, including the esteemed Sangiovese, Merlot, and Syrah, promising a venture into viticulture for the enthusiast.

Villa due Angeli's current use as a holiday home presents a lucrative opportunity, with a substantial monthly income ranging from €13,000 to €20,000. This remarkable return on investment, coupled with the villa's historical significance and modern amenities, positions it as a highly desirable acquisition for those seeking to immerse themselves in the Italian way of life, marked by leisure, luxury, and a connection to the past. The traditional oven on the veranda and the villa's overall ambiance offers an authentic Italian experience, ideal for those cherished evenings filled with homemade delights and the warmth of good company.

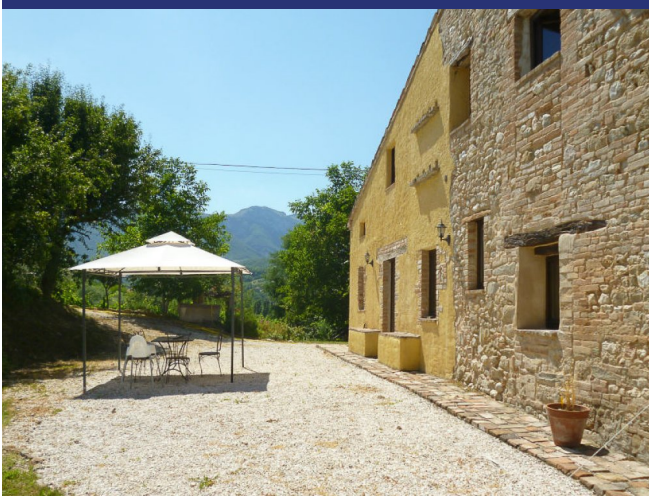
Sarnano, awarded the 'Bandiera Arancione', is one of the most beautiful villages in Italy. With its excellent architecture, restaurants, delicatessen shops and year-round tourism, it is a vibrant spa town. The nearby Monti Sibillini National Park and ski resorts just 20 minutes away make it ideal for walkers and cyclists. Historic towns, art galleries, theatres, museums, Roman sites, rivers, lakes and beaches are all within easy reach.

The Adriatic coast of the Marche is just 45 minutes away and offers a long stretch of beautiful, clean beaches. Furthermore, Sarnano is well connected to the airports, with the nearest, Ancona, just an hour and a half drive away. Villa San Raffaello offers a unique opportunity to enjoy a wonderful outdoor life, combined with a lucrative source of income. Don't miss this extraordinary opportunity and make Villa San Raffaello your own paradise in the Sarnano hills.

Contact us today for more information and to schedule a viewing! Because you must have seen this house.

Les photos







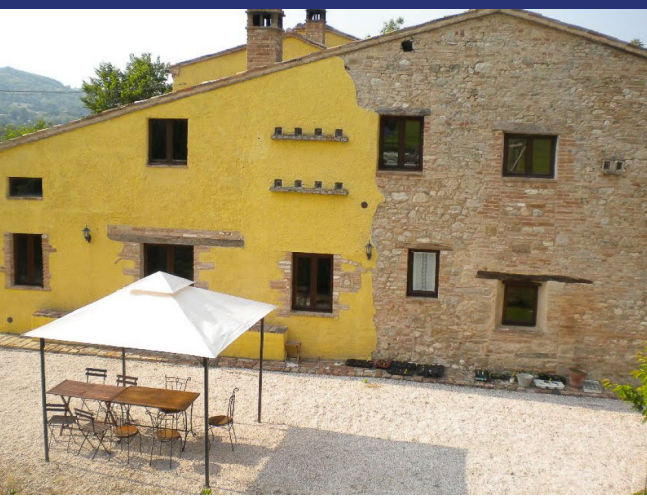




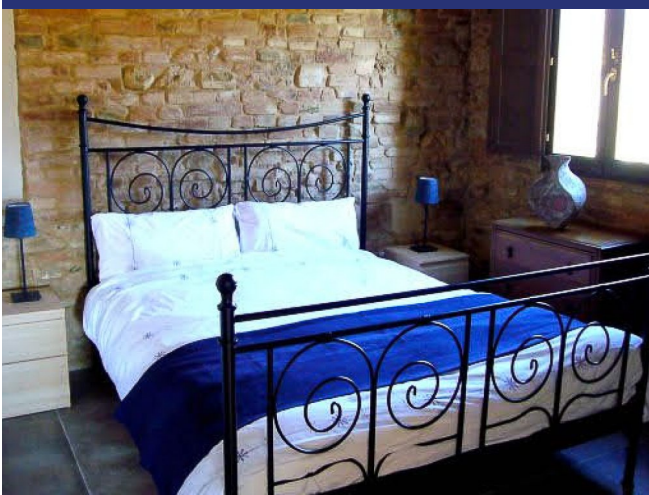




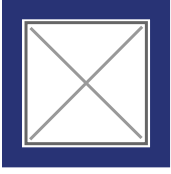








Endroit & détails



(la marque n'est pas l'emplacement exact du bien)

- Reference: 6114
- Villa/Ferme
- Vue panoramique
- 60 km de la mer
- 2 km du village
- Jardin
- Garage: Parking
- Studio indépendant: Oui
- piscine: Oui
- Prix: € 539.000
- Surface habitable: 450 m²
- Surface du terrain: 28000 m²
- Chambres: 10
- Salles de bains: 5
- potentiel à la location: Très bon
- Condition du bien: Bon
- Statut: Disponible

Information

Le processus et les frais d'achat

Pour plus d'information sur la procédure d'achat, n'hésitez pas à nous contacter. Nous vous enverrons avec plaisir notre documentation détaillée sur le processus d'achat, les démarches à faire et les frais d'acquisition.

Que fait ItaliaCasa

ItaliaCasa est un agence international immobilier avec seulement 1 spécialisation: l'immobilier italien! Nous combinons le meilleur de deux mondes. Solidement installé en Italie, nous n'oublions pas nos racines d'Europe du Nord. Nos représentants multilingues en Italie sont une garantie pour une connaissance parfaite des conditions du marché local. Nous comprenons nos clients internationaux comme nous comprenons la manière italienne de faire des affaires. Cela nous permet d'offrir à nos clients la meilleure assistance possible au cours du processus d'achat.

Pourquoi choisir ItaliaCasa?

Nous parlons votre langue et comprenons vos désirs. Sur internet, de nombreux intermédiaires proposent de l'immobilier à l'étranger. Souvent, ces intermédiaires n'ont aucune connaissance de l'immobilier Italien, de la situation du marché Italien, du système juridique Italien, ce qui nuit gravement à un quelconque accompagnement sérieux et professionnel. Chez ItaliaCasa nous connaissons tous les objets proposés et les avons sélectionné spécifiquement pour pouvoir correspondre aux souhaits des clients du marché nord-européen. Ensuite nous accompagnons la totalité du processus d'achat. Il s'agit d'un travail de spécialistes qui savent à quel moment des difficultés peuvent être rencontrées et quelles affaires nécessitent une attention plus particulière lors d'un achat. Tous les aspects cadastraux, juridiques et de permis de construire sont mis en perspective afin de représenter le client au mieux. Avec comme principal objectif : un achat réussi et sans soucis!

Voulez-vous en savoir plus?

ItaliaCasa BV

Téléphone

Belgique: +32 3 3699432

Pays Bas: +31 71 3649732

Italie: +39 0332 1791448

info@italiacasa.net

