
Description:

The property is located about 10 minutes by car from the center of Montepulciano, in a flat and country area. The portion is on two separate levels composed as follows: on the ground floor there are two separate cellars, one very spacious, with original terracotta floors. Also on this level is an old wood-burning oven and a garage with access from outside and from the cellar. The upper floor is accessed via the ancient outdoor staircase that leads to a covered loggia. Inside, a spacious living/kitchen area opens the room, connected to it a first bedroom. A hallway leads to a second bedroom, a bathroom and a small storage room.

Outbuildings:

In the garden of the farmhouse there are two detached outbuildings: a woodshed and a chicken coop. Both volumes can be recovered during renovation.

Condition and finishes:

The property is to be restored in its entirety but its structure of typical Tuscan farmhouse offers various possibilities to create excellent rooms on the two levels recovering the ancient materials present on site. The systems will need to be reviewed and updated, originally the farmhouse had heating powered by a diesel boiler in common with the other unit.

Outdoor space:

Outside the property enjoys its own land of about 5,000 square meters, fenced only in the part of the garden near the farmhouse. Also present is a working well for water supply.

Potential uses

The farmhouse after a wise renovation can be ideal as a first or second home being in a location in the countryside but not isolated, with other housing units nearby.

Location & Lifestyle

Located in the countryside between two hamlets of the municipality of Montepulciano, the farmhouse has an access road partly unpaved but in excellent condition. The location of the property that allows you to reach all services in 4 minutes by car and at the same time gives the right tranquility. The center of Montepulciano is about 10 minutes by car, while the main cultural and tourist centers of the area such as Pienza, Monticchiello, Cortona, Montalcino, San Quirico and Bagno Vignoni are reachable in maximum 30/40 minutes by car in addition to the cities of Siena, Perugia and Arezzo reachable in 40 minutes. Highway toll booths connecting to Florence and Rome are only a 20-minute drive away, as is the train station with even high-speed connections. Chiudi

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