

Homestead for sale in Amelia

€ 790.000

Ref. 81442



485 sq.m. | Bathrooms: 2 | Bedrooms: 6 | Rooms: 7

Ideally located just five kilometers from the Attigliano A1 motorway exit , this property is the perfect solution for those seeking the tranquility of the Umbrian countryside without sacrificing fast connections to Rome and major transport routes. Nestled in a valley that was once a Farnese fiefdom , the estate spans approximately 16 hectares and features a large, majestic stone farmhouse with an adjacent spacious warehouse. The main residence welcomes guests into a grand reception hall centered around a large, antique fireplace , complemented on the ground floor by an eat-in kitchen also featuring a fireplace, a study, and bathrooms. The first floor is dedicated to the sleeping area, offering five generous bedrooms and a large bathroom. The outdoor area, partially paved, provides exceptional living space with three large porches , an equipped picnic area , and a multifunctional annex housing a private chapel, a cinema room, and a traditional wood-burning oven. The estate is technologically advanced, featuring a 9.6 Kw photovoltaic system , Wi-Fi, and video surveillance , and includes 6 hectares of olive groves with 750 productive trees and 10 hectares of woodland , offering a unique blend of agricultural productivity, modern comfort, and superb logistics thanks to its proximity to Attigliano and the Orte railway station.

Features

Code: 81442

Reason: Sale

Studiozero24 Amelia

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Categoria: Homestead	Address: rimembranze, 22
Zip Code: 5022	Municipality: Amelia
Total Square Meters: 485 sq.m.	: 484.00
Bedrooms: 6	Bathrooms: 2
Rooms: 7	Level: Buildings
Total Floor: 2	Age Construction: 1900
Kitchen: Regular Kitchen	





