

## Farm House for sale in Colonnella

### € 1.000.000

### Ref. 2965



**350 sq.m. | Bath: 6 | Room: 4 | Local: 6**

Colonial style Villa scenically positioned on top of a hill is just 2 km from the sea, with spectacular views of the sea and the nature, and even more spectacular at night with lighted villa overlooking the city below.

Description: 350 + 50 M2 of CELLAR + 150 ARCADES + 8000 SQM of land. Ground floor of 200 with several rooms beautifully finished; first floor of 150 square meters apartment divided into large living area with roof and central fireplace, 2 bedrooms and two bathrooms.

Features: property dating back to 1700 completely restored in 2010, with all comforts: heating and cooling floor, window frames, railings and doors all with sliding technique, trani stone flooring, CCTV, sophisticated alarm system, elaborate external arrangements with cutting-edge techniques of naturalistic engineering, fences, trenches, and all the best to enhance any corner of a property that has a very exclusive location .

Location & logistics: 2 KM FROM sea, 1 KM FROM MARTINSICURO, 3 KM FROM SAN BENEDETTO DEL TRONTO, 2 KM FROM the EXIT of SAN BENEDETTO, 2 KM FROM GREAT MALL of SAN BENEDETTO DEL TRONTO, 55 KM FROM PESCARA AIRPORT.

### Certification

Energy Efficiency: C

EPI: 78.16 kwh/□

## Property details

**Room:** 4

**Bath:** 6

**Local:** 6

**Conservation status:** Excellent

**Plan:** Building

**Total Floors:** 2

**Independent heating:** Autonomous

**Age building:** 1700

**Balconies:** Present

**Terrace:** Present, 15 sq.m.

**Garden:** Private, 8.000 sq.m.

**Distance to sea:** 2.000 meter

**Kitchen:** Habitable

## Features

Terrace/large balcony: 15 □

TV Antenna: Autonoma

Veranda: 100 □

SAT TV: Autonoma

Closet

ADSL line

Cellar: 50 □

Fireplace

Telephone line

Sea view

## Nearby

SPA









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