



COLDWELL BANKER

GRUPPO BODINI

Gruppo Bodini

□ LECCE - Via 95 Reggimento Fanteria, 11

□ MAGLIE - Via Trento e Trieste, 22

□ GALLIPOLI - Corso Roma, 7

- 73100 Lecce (LE)

(+39) 0832 099369

Estate for sale in Corigliano d'Otranto

€ 1.290.000

Ref. CBI069-2123-132453



2.530 sq.m. | Bathrooms: 6 | Bedrooms: 9 | Rooms: 17

PUGLIA - SALENTO - CORIGLIANO D'OTRANTO (LE)

In the heart of Grecia Salentina, immersed in a large land of approximately 2 hectares, we offer for sale a large estate consisting of a historic Art Nouveau villa from the early 20th century with swimming pool and ancient renovated pajare which have given rise to a four-room apartment, two two-room apartments, two studio apartments.

A long access driveway, immersed in a beautiful pine forest, leads to the main body consisting of a beautiful Art Nouveau villa of approximately 180 m2, preceded by a beautiful outdoor patio; you enter a bright entrance that leads both to the living area, where we find the living room, open space dining room and kitchen, and to the sleeping area, with two bedrooms and a bathroom. All the rooms are embellished with beautiful star vaults with different frescoes in each room: you move from the "artistic" room to the "phallic" one, dedicated to the parental couple, up to the frescoes in the themed dining room.

Adjacent to the villa, but completely independent, we find renovated outbuildings, built with exposed stone like the old pajare, consisting of 5 apartments of different sizes: a four-room apartment, two two-room apartments and two studio apartments.

This living area develops around the two sides of the central courtyard with stone barbecue, an ideal area for lunch, dinner or outdoor living.

Some of these apartments are developed around the oval-shaped swimming pool area, with a uniform depth of 1.5m surrounded by a solarium area.

The structure is completed by a large outdoor area planted with olive and citrus trees, ornamental plants and adjacent arable land of

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approximately one hectare. .

The property has a 6 kwt photovoltaic system.

All homes are air conditioned.

The property, currently used as a tourist-accommodation activity, enjoys exceptional privacy thanks to the large land that surrounds it, while at the same time being just a few meters from all the essential services of the Municipality of Corigliano d'Otranto, a famous municipality in the Grecia Salentina .

The structure can be used both as a private residence and as an ambitious accommodation facility.

Corigliano D'Otranto is about 20 km from Lecce, 30 km from Gallipoli, 70 km from Brindisi airport, 20 km from Otranto.

Certification

Energy Class: E

EPglnr: 170.00 kwh/□

Features

Property ID: CBI069-2123-132453	Contract: Sale
Categoria: Estate	Address: Via delle Vigne, 9
Zip Code: 73022	Municipality: Corigliano d'Otranto
Total sqm: 2.530 sq.m.	Livable surface: 530.00
Bedrooms: 9	Bathrooms: 6
Rooms: 17	Internal condition: Excellent
Floor: Ground Floor	Total floors: 1
Independent heating: Heating	Parking space: Uncovered Parking
No architectural barriers: Yes	Date of construction: 1800
Current Status: Available after the deed of sale	Garden: Private
Sea distance: 20.000 meter	Kitchen: Regular Kitchen
: Yes	Antenna : Independent
Porch : 60 □	Storage
Fireplace	Air conditioning
Telephone system	Electric system : Compliant
Shower	Alluminium fixtures
Shutters	Roller shutters
Pool	Panoramic view
Land : 20000 □	Airport distance
Shops distance or nearest city	Summary description

Nearby

Gyms	Beauty centres
Soccer fields	Sport centres
Tennis courts	Cycle paths
Playgrounds	Rail station
Public transports	Nursery school



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Primary schools

Secondary schools

High school

Bar

Post offices

Shopping centres

Municipal office

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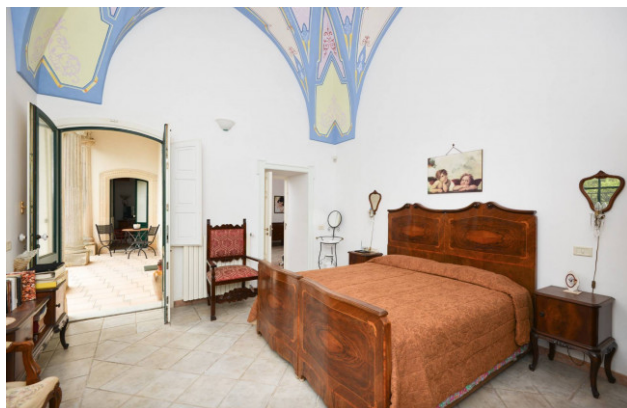
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