



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)

☎ 0832 099369

Rustic/Farmhouse/Court for sale in San Cesario di

Lecce

€ 310.000

Ref. CBI069-860-132466



320 sq.m. | Bedrooms: 4 | Rooms: 6

SAN CESARIO OF LECCE - LECCE - SALENTO

On the outskirts of San Cesario di Lecce, more precisely in "Pozzo Grotta" area, small 19th century farmhouse now available for sale. This rural building, of approx. 160 sqm, is spread over two levels and it is located on a land of about 3 hectares; it can be reached both from Via Giovanni Paolo II and from the parallel road leading to San Donato.

This beautiful masseria consists of two rooms on the first floor, additional two rooms on the ground floor with typical star vaults and large contiguous sheepfolds with wooden and reed roofs.

The property is enriched by an elegant garden of approx. 1000 sqm, protected by high walls, whose beauty is enhanced by an evocative colonnade. It also has a tank for collecting the rainwater and a small building with an ancient oven.

The immediate proximity to the city of Lecce, whose bell tower can be seen in the distance, and the small distance from the center of the town of San Cesario, make this property an authentic oasis of charm, thus becoming the ideal place to be lived both as a private residence and a charming accommodation facility.

It is possible to buy the adjacent property at a separate price.

San Cesario is just 6 km from Lecce, 18 km from the nearest seaside locations on the Adriatic coast, 36 km from Gallipoli and 50 km from Brindisi Airport.

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VAT 04954530962



Certification

Energy Class: Not applicable

Features

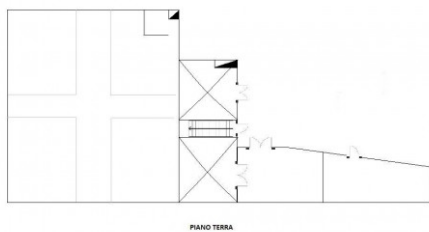
Property ID: CBI069-860-132466	Contract: Sale
Categoria: Rustic/Farmhouse/Court	Address: Via Giovanni Paolo II
Zip Code: 73016	Municipality: San Cesario di Lecce
Total sqm: 320 sq.m.	Livable surface: 160.00
Bedrooms: 4	Rooms: 6
Internal condition: To be renovated	Floor: On two-levels
Total floors: 2	Date of construction: 1800
Current Status: Available after the deed of sale	Garden: Private
Sea distance: 18.000 meter	Kitchen: Regular Kitchen
Fireplace	Wooden fixtures
Land : 30000 □	Airport distance
Shops distance or nearest city	

Nearby

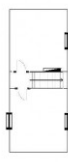
Gyms	Beauty centres
Soccer fields	Sport centres
Tennis courts	Cycle paths
Playgrounds	Rail station
Public transports	Nursery school
Primary schools	Secondary schools
High school	Bar
Post offices	Shopping centres
Municipal office	



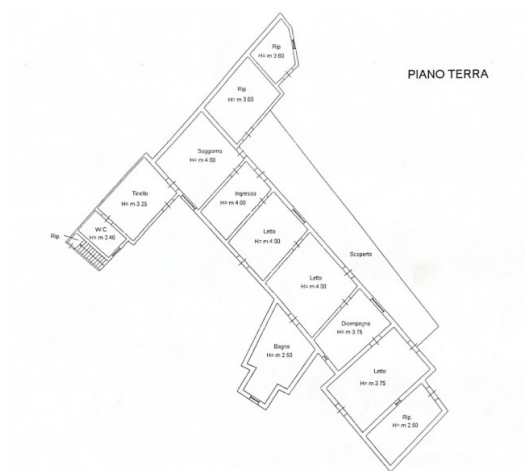




PIANO TERRA



PIANO PRIMO

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