



Rustic/Farmhouse/Court for sale in Gubbio

€ 320.000

Ref. CBI160-2553-12



488 sq.m. | Bathrooms: 3 | Bedrooms: 3 | Rooms: 14

PROPERTY DESCRIPTION

We offer for sale a charming stately residence with the Parish of San Michele Arcangelo di Petroia, dating back to 1400.

This intimate residence, arranged on three levels for a surface area of approximately 410 m², was the subject of a major anti-seismic consolidation renovation in the 1990s and is composed as follows: the living area, located on the ground floor, has a large living room of approximately 110 m², a kitchen with dining room and a guest bedroom with en-suite bathroom.

The sleeping area, located on the second floor, is composed of a master bedroom with walk-in closet and internal bathroom, two other bedrooms, another room used as a walk-in closet, a large bathroom and a study.

OUTDOOR SPACES

The property, surrounded by approximately 8,500 m² of land, of which 1,830 m² of olive groves and 5,000 m² of arable land - trees, is also equipped with 5 cellars and a technical room.

USE AND POTENTIALITY

This residence is perfect for those who want to live even just with their imagination, in an unconventional and fairy-tale-like home,



with historical and typically Umbrian features.

Immersed in the silent countryside, but at the same time close to the Petroia Castle and the prestigious medieval cities such as Gubbio and Perugia, it is perfectly suited as a hospitality business and events, given the presence of the Parish.

DISTANCES AND POSITIONS

Halfway along the ancient road that leads from Perugia to Gubbio, the majestic Petroia stands out on the horizon in a dominant position on one of the green Umbrian hills, a charming historic village built between the 9th and 10th centuries.

CITY'

-Gubbio 30km

-Assisi 31km

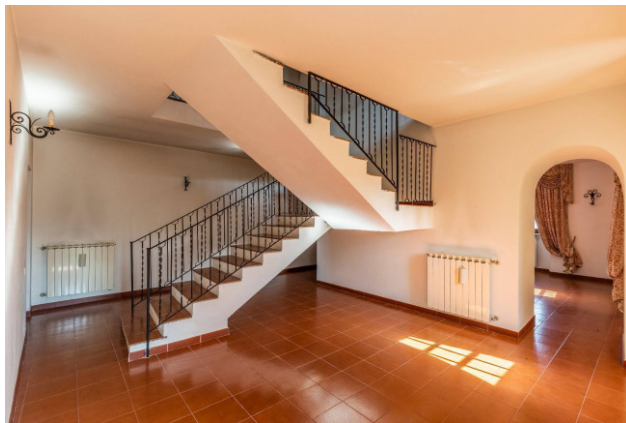
-Perugia 48km

Certification

Energy Class: G

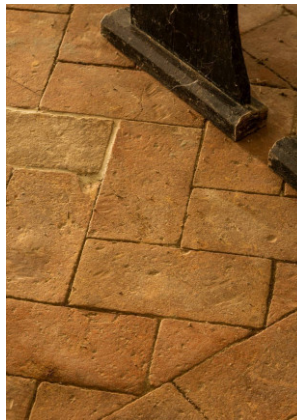
Features

Property ID: CBI160-2553-12	Contract: Sale
Categoria: Rustic/Farmhouse/Court	Address: Loc. Petroia, 32
Zip Code: 6024	Municipality: Gubbio
Total sqm: 488 sq.m.	Bedrooms: 3
Bathrooms: 3	Rooms: 14
Internal condition: Excellent	Floor: 2
Total floors: 2	Independent heating: Heating
Current Status: Available after the deed of sale	Garden: Private, 8.500 sq.m.
Kitchen: Regular Kitchen	













**PER MOTIVI DI PRIVACY LE PLANIMETRIE
SONO CONSULTABILI SOLO SU RICHIESTA**



CB Best Properties

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