



COLDWELL BANKER

GRUPPO BODINI

Gruppo Bodini

□BRINDISI-Via Casimiro, 1 □CISTERNINO-Via Dante

Alighieri 53

□OSTUNI - Via Martiri di Kindu, 101

□ROSA MARINA - Palazzo degli Uffici, 1

- 72100 Brindisi (BR)

(+39) 0831 1628391

Estate for sale in Ostuni

€ 1.300.000

Ref. CBI092-1870-44182



250 sq.m. | Bathrooms: 3 | Bedrooms: 4 | Rooms: 5

PUGLIA - OSTUNI
ESTATE

Coldwell Banker offers for sale, exclusively, a beautiful property immersed in the splendid Apulian countryside a few kilometers from Ostuni on the road to Fasano, consisting of a charming 250 m2 farmhouse, a Saracen Trullo with a small stable and an olive grove of 39 h.

The Farmhouse, characterized by a traditional design, distributed on two levels, boasts large internal spaces and a distribution typical of the construction period. The ground floor is accessed from the characteristic entrance courtyard, which leads us to a large living room, a kitchen with fireplace, two bedrooms and two bathrooms. All rooms have direct access to the garden. On the first floor we find a living room, a bathroom and a bedroom which leads to one of the two terraces with a panoramic view as far as the eye can see as far as the sea.

To complete the house, within the surrounding land, we find a large 160 m2 warehouse and an ancient farmyard.

Surrounded by olive groves and fruit trees with a strategic position that guarantees privacy and views of the surrounding countryside, this property represents the ideal opportunity for those looking for an authentic home in the heart of Puglia.

There is an Approved Project on the Property, with related charges paid, which provides for the renovation of the Farmhouse.

About 2 km away, going up the hill, is the Trullo Saraceno immersed in a suggestive 39 hectare olive grove, ideal for those looking for a charming refuge in the wonderful Apulian countryside.

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The Trullo with its small stable, in excellent structural conditions, with its unique characteristics and authentic Apulian architecture, offers a unique living experience.
From the Trullo you can admire, on one side, the expanse of centuries-old olive trees on terraced land with a sea view, and on the other, the dense hilly vegetation that gives the environment a unique charm.
It is possible to consider the separate sale of the two residential units with their respective lands.

A Coldwell Banker exclusive
Contact our Agency for more information or to book a visit to the property.

Certification

Energy Class: F **EPglnr:** 325.02 kwh/□

Features

Property ID: CBI092-1870-44182	Contract: Sale
Categoria: Estate	Address: Contrada Rialbo di Sotto, sn
Zip Code: 72017	Municipality: Ostuni
Total sqm: 250 sq.m.	Bedrooms: 4
Bathrooms: 3	Rooms: 5
Internal condition: Good	Floor: Ground Floor
Total floors: 1	Independent heating: Heating
Current Status: Available after the deed of sale	Terrace: Present
Garden: Private	Kitchen: Regular Kitchen
Antenna : Independent	Fireplace
Electric system : Compliant with the building regulations of the time	Shower
Wooden fixtures	Coldwell Banker Ref.
Land	



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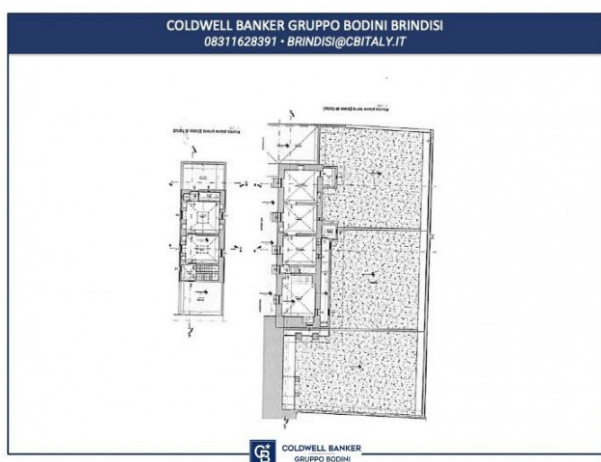
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