



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  
72000 Brindisi (BR)  
(+39) 0831 1628391

## Rustic/Farmhouse/Court for sale in Ostuni

€ 1.350.000

Ref. CBI092-804-BRADS01



**450 sq.m. | Bathrooms: 2 | Bedrooms: 4 | Rooms: 8**

PUGLIA . OSTUNI. MARINA DI OSTUNI  
MASSERIA SEASIDE WITH FRANTOIO IPOGEO

Coldwell Banker Bodini international Real Estate Ostuni is pleased to offer for sale in exclusive an magnificent masseria immersed in the centuries-old olive groves of the Ostuni marina, overlooking the sea, with a 13th century underground oil mill.

The prospect is fascinating and majestic, dating back to the end of the 1800s, which preserves all the architectural elements, colors and materials of the construction period.

The farm is located in a large and charming ornamental tree-lined park, embellished with ultra-secular olive trees, distinctive signs of the Apulian landscape. The external part is completed by an additional olive grove of about six hectares used for the organic production of extra virgin olive oil.

Completely restored a few years ago with high quality finishes, it is in excellent condition both outside and inside.

Located on two levels: on the mezzanine floor there is a large, very bright living area with large windows that houses the dining room, a sitting area and a characteristic kitchen with an ancient wood-burning fireplace.

There are three double bedrooms, one with an en-suite bathroom and a further large bathroom, all with an incomparable view of the olive groves or of Ostuni.

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On the ground floor we find the ancient warehouses, perfectly preserved and used as a living area; the entire building consists of an ancient hypogeum oil mill from the Middle Ages, evidence of the ancient art of olive oil production.

Contiguous to the mill some natural caves, wonders of nature, connected to each other with passages made by cutting the rock.

Suggestive views on all cardinal points; to the north the sea, to the east and west expanses of olive trees, to the south the famous White City.

Charming farmhouse, to be used as an accommodation facility or to be used as a prestigious private residence.

The structure is placed in direct contact with the still uncontaminated nature of the suggestive Contrada Libertini / Mangiamuso, where the quiet, the healthy air, the sea and the scents of the countryside in the different seasons of the year refresh the spirit and the body.

The farm is located on the local road that leads to the crystal-clear sea of the Ostuni coast, about 2 km from Ostuni, Brindisi airport about 30 km, Bari airport about 80 km.

An exclusive Coldwell Banker Ostuni.

Contact our agency for more information or to request a visit to the property.

## Certification

**Energy Class: G**

## Features

|                                                  |                                 |
|--------------------------------------------------|---------------------------------|
| Property ID: CBI092-804-BRADS01                  | Contract: Sale                  |
| Categoria: Rustic/Farmhouse/Court                | Address: Contrada Libertini, sn |
| Zip Code: 72017                                  | Municipality: Ostuni            |
| Total sqm: 450 sq.m.                             | Bedrooms: 4                     |
| Bathrooms: 2                                     | Rooms: 8                        |
| Internal condition: Excellent                    | Floor: Mezzanine                |
| Total floors: 1                                  | Independent heating: Heating    |
| Current Status: Available after the deed of sale | Balconies: Present              |
| Garden: Private                                  | Sea distance: 2.000 meter       |
| Kitchen: Regular Kitchen                         | Terrace                         |
| Antenna : Independent                            | Storage                         |
| Cellar                                           | Fireplace                       |
| Air conditioning                                 | Telephone system                |
| Whirlpool bath                                   | Shower                          |
| Wooden fixtures                                  | Safety deposit box              |
| Shutters                                         | Sea view                        |
| Panoramic view                                   | Land : 60000 □                  |
| Airport distance                                 |                                 |

## Nearby

|               |                |
|---------------|----------------|
| Gyms          | Beauty centres |
| Soccer fields | Sport centres  |
| Tennis courts | Cycle paths    |

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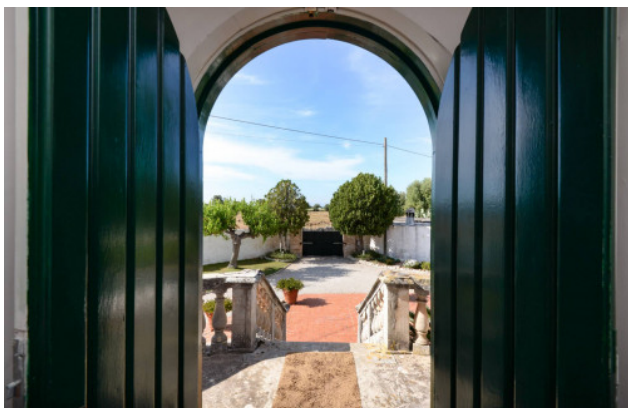
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|                   |                   |
|-------------------|-------------------|
| Playgrounds       | Rail station      |
| Public transports | Nursery school    |
| Primary schools   | Secondary schools |
| High school       | Bar               |
| Post offices      | Shopping centres  |
| Municipal office  |                   |



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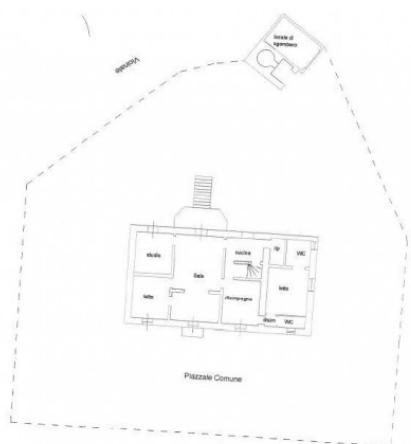
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