



**Italien Hauskauf**  
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

## Castellina in Chianti - Farmhouse with several flats, ideal for holiday rental



IT-2469-KA

Panoramablick  
53011 Castellina in Chianti  
Italy



## Data overview

<b>Type of property</b>	House
<b>Kind of property</b>	Country-/Farmhouse
<b>Postcode</b>	53011
<b>Country</b>	Italy
<b>City</b>	Castellina in Chianti
<b>Additional geographical information</b>	Siena
<b>Living space</b>	approx. 500 m <sup>2</sup>
<b>Number of rooms</b>	20
<b>Plot size</b>	approx. 4.000 m <sup>2</sup>
<b>Number of bedrooms</b>	13
<b>Number of bathrooms</b>	11
<b>Asking price</b>	1.200.000,00 €
<b>Brokerage</b>	f.d. Käufer 3,66 % inkl. MwSt.
<b>Condition</b>	Well maintained
<b>Contact person</b>	Real Estate Italy A company of RustiCasa Concept Nicole Siedersberger-King Lierstraße 8 80639 München E-Mail: <a href="mailto:info@real-estate-italy.com">info@real-estate-italy.com</a> Homepage: <a href="http://www.real-estate-italy.com">www.real-estate-italy.com</a>



## Description

On the hills of Chianti, in a beautiful panoramic position, we offer this farmhouse restored in typical Tuscan style with swimming pool and about 4000 m<sup>2</sup> of garden.

The farmhouse has a surface of about 500 m<sup>2</sup> and is divided into 5 flats of different sizes with a total of 13 bedrooms, 12 bathrooms and five kitchens.

The main flat consists on the ground floor of a large living room, a kitchen, another living room with fireplace and a bathroom; an internal staircase leads to the upper floor with the four bedrooms and two bathrooms.

Flat no. 2 consists on the ground floor of a living room with kitchenette, two bedrooms and two bathrooms; an interior staircase leads to the first floor with three bedrooms and three bathrooms.

Flat no. 3 is completely furnished on the ground floor with a living room with kitchenette, one bedroom and one bathroom.

Flat no. 4 has a living room with kitchenette and a bedroom and bathroom upstairs.

Flat no. 5 has a living room, a kitchen, two bedrooms and two bathrooms.

Currently the owners live in the main flat and rent out the other four flats with excellent incomes, thanks to the good condition of the flats and the strategic location of the property between Florence and Siena.

The property is equipped with air conditioning in the various rooms, irrigation system, private well; the municipal aqueduct is 100 m away. Heating is provided by a liquid gas system.

The swimming pool is 5 x 10 with chlorine system.

More information and floor plans are available on request.

## Location

Castellina in Chianti, Siena, Tuscany.



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### **Your contact person**

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