

## Country houses for Sale in Monteleone d'Orvieto (TR)

1.000.000 €

Ref: CA431U



**Size:** 850 sqm  
**Field:** 1,5 ha  
**Rooms:** 18,5  
**Bedrooms:** 6  
**Bathrooms:** 8  
**Energy class:** G  
**IPE:** 175

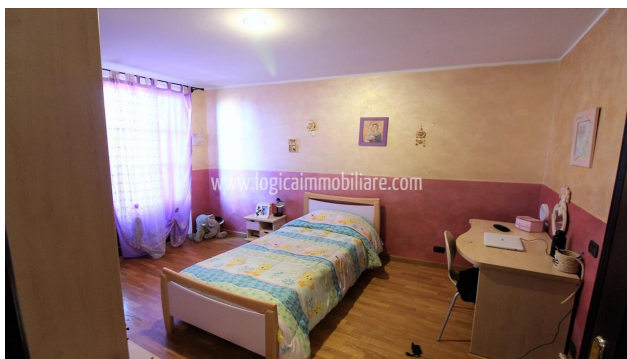
Few km away from Città della Pieve and Monteleone, in an area not isolated but immersed in a wonderful natural context with a splendid panoramic view over Monte Cetona, 850 sqm farmhouse with garden and land of about 1.5ha, garage and warehouse of about 130sqm. The farmhouse develops on three levels, in addition to the panoramic tower, the basement consists of a large garage, a cellar, a tavern with a pantry and two bathrooms, the ground floor has a large living room with arches and fireplace, a kitchen, a study, two bathrooms and a covered loggia. The first floor, reachable throughout an internal staircase, is composed by four bedrooms with parquet flooring and en-suite bathrooms, one of which with access to a beautiful panoramic terrace. An internal spiral staircase leads to the turret from which it is possible to admire a wonderful panorama. The garden consists of a large panoramic terrace, dry stone walls with beautiful plants, an arable land used as a vegetable garden and a wood, for a total of about 1.5 ha. An ideal property both as a first and second home, but also excellent to be included in tourist rentals, given its strategic position, on the border between Umbria and Tuscany, close to all the main services, as well as to the picturesque historic villages that characterize this land. Città della Pieve is 5 km away, Monteleone 3 km, San Casciano dei Bagni 25 km, Lake Trasimeno 30 km, Perugia 40 km, Rome 150 km.











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