



COLDWELL BANKER
ITALY

Coldwell Banker V&G Immobiliare

Via Flaminia, 2 - 06049 Spoleto

P.IVA e C.F.: 03803290547

Tel.: (+39) 0743 222987

Rustic/Farmhouse/Court for Sell in Cerreto di Spoleto - Area: Collesoglio

📍 Casa Colombi, Perugia, PG

98.000€



Contact info



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Vincenzo Suriano

Phone: 3336914312

Mobile: 3336914312

Email: vincenzo.suriano@cbitaly.it

Description

In the heart of the Cerreto di Spoleto hills, in a truly extraordinary location with breathtaking panoramic views of the surrounding countryside, we offer for sale a charming rural complex consisting of a farmhouse, agricultural outbuildings, and 17 hectares of land.

The main house, approximately 135 square meters in size, which makes up about half of the entire farmhouse, retains the authentic charm of Umbrian country homes. On the ground floor, a pleasant portico welcomes the entrance to the living area, consisting of a kitchen with a fireplace and a bright living room. The upper floor houses the sleeping area with five bedrooms, a bathroom, and a panoramic balcony offering unique views of the landscape.

Adjacent to the living room is a convenient 40m2 garage with a bathroom, ideal for extending the home, creating an outbuilding, or creating a guest space.

Also on the ground floor is a former stable of approximately 65 square meters, featuring large spaces that lend themselves to multiple possibilities for renovation and customization.

The property includes half a barn of approximately 85 m2 and a significant land holding of 17 hectares in total, divided into 3.7 hectares of arable land adjacent to the house, 1.7 hectares of arable land and 11.6 hectares of woodland and wooded pasture divided into various plots in the surrounding areas.

The access road to the portion for sale serves three real estate units as well as the surrounding courtyard.

A unique solution for those who want to live immersed in nature, enjoy privacy and unparalleled views, or develop a charming accommodation, agritourism, or rural tourism business in one of Umbria's most evocative settings.

Details

 Property ID: CBI057-315-30410	 Surface: 325.00 m²
 Rooms: 10	 Bathrooms: 3
 Energy Class: G	 Bedrooms: 5

Property Features



Floor: On two levels



Conservation status: **Good**



Current condition: **Free upon deed**



Surface: **325.00 m²**



Rooms: **10**



Bedrooms: **5**



Bathrooms: **3**



Kitchen: **Exposed**



Position: **Peripheral**



Balconies: **Presente**



Parking space: **Covered**



Garage: **Double**



Garden: **Private,**



Fireplace: **Yes**



Terrace: **Present**

Images







