



## Elegant Tuscan farmhouse with pool and panoramic views



### Στοιχεία μεσίτη

|                   |   |
|-------------------|---|
| Όνομα:            | Susan Brown   |
| Όνομα εταιρείας:  | HomesItalia Ltd   |
| Χώρα:             | United Kingdom  |
| Experience since: |   |
| Τύπος υπηρεσίας:  | Selling a Property  |
| Specialties:      |   |
| Property Type:    | Apartments, Houses  |
| Τηλέφωνο:         | +44 (77) 910-33601  |
| Languages:        | English, Italian  |
| Site:             | <a href="http://www.homesitalia.co.uk">http://www.homesitalia.co.uk</a> |

### Στοιχεία καταχώρησης

|              |                  |
|--------------|------------------|
| Ακίνητο για: | Πώληση           |
| Τιμή:        | USD 1,454,552.33 |

### Τοποθεσία

|                        |                        |
|------------------------|------------------------|
| Χώρα:                  | Italy                  |
| Νομός/Περιοχή/Επαρχία: | Tuscany                |
| Πόλη:                  | San Casciano dei Bagni |
| Δημοσιεύθηκε:          | 17/06/2025             |
| Περιγραφή:             |                        |

A rare opportunity to own an authentic Tuscan farmhouse, masterfully restored and set in a prime panoramic position near San Casciano dei Bagni—one of Tuscany's most sought-after spa destinations, just minutes from the Val d'Orcia and the Lazio border.

Perched atop a hill and surrounded by an expansive, fully fenced garden (approx. 10,451sq.m.), this charming estate blends traditional architecture with the elegance and comfort of modern living. The farmhouse (approx. 396 sq.m.) is divided into 2 independent units, ideal for multi-family living or luxury vacation rentals and enjoys commanding 360° views over the iconic Tuscan landscape, from the gentle hills of Val di Chiana to the dramatic profiles of Mount Amiata, Radicofani, and surrounding hilltop villages. The swimming pool has been positioned to take full advantage of these views.

The house is composed of:

Ground Floor: Open-plan kitchen and dining area, living room, double bedroom with en-suite bathroom (shower), 2 twin bedrooms, bathroom with bath



First Floor (separate external access): Living room, dining room, kitchen, double bedroom with en-suite bathroom (shower), twin bedroom, bathroom with bath

Additional amenities: Laundry room, gas central heating and air conditioning in bedrooms, automated irrigation, cypress-lined driveway.

Outdoor area: Lush garden surrounding the farmhouse featuring oaks, holm oaks and roses, maintained with an automatic irrigation system, an olive grove and a fruit orchard. A panoramic swimming pool (approx. 50 sq.m.) with a sun deck in stone, outdoor shower, and wooden gazebo. A large, fully functional stone oven perfect for baking bread or pizzas. An outdoor entertaining area with a built-in masonry barbecue and a scenic belvedere area designed for conversation and relaxation. Spacious shaded parking area.

Just a short drive from thermal spas, wine country, and historical towns, this home is ideally suited as a private retreat, second residence, or luxury hospitality investment. The farmhouse is in excellent condition and ready to enjoy from day one.

## Features, details and amenities

- \* exposed wooden beams
- \* terracotta tiles
- \* fireplace
- \* swimming pool
- \* wood oven

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Κατάσταση: Excellent

## Κοινά

Κρεβατοκάμαρες: 5

Μπάνια: 4

## Utility details

Heating: Ναι

## Building details

Outdoor Amenities: Pool

## Lease terms



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Date Available:

## Contact information

IMLIX ID:

IX7.185.862

