



## Luxury 5 Bed Villa For Sale in Almese Turin Italy



### Agent Info

Naam:	Niall Madden
Bedrijfsnaam:	Esales Property Limited
Mistlampen:	United Kingdom
Experience since:	2002
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefoon:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 1,131,763.94

### Locatie

Aanbevolen Auto Onderdelen:	Italy
Adres:	Via Bunino 59
Postcode:	10040
Geplaatst:	21-09-2023
Omschrijving:	Luxury 5 Bed Villa For Sale in Almese Turin Italy

Esales Property ID: es5553877

Via Bunino 59  
Almese  
TORINO  
10040  
Italy  
PIEDMONT

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Italy is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

The whole house is equipped with large windows and large glassed walls that make it particularly bright.

The property is spread over three floors:



1. Basement
2. Ground floor
3. First floor + attic area

The ground floor is composed of:

entrance, storage area – clothes hanger for guests, large living room with large fireplace and dining area and bar area, a room used as a study, a room used as a pantry – storage room – laundry room, a service bathroom, a kitchen.

From the ground floor, you can access the two areas of the basement.

The first area has access from the lounge and consists of a large room used as a gym.

The second area has access near the kitchen and is composed of a large bedroom, a kitchen, a large tavern with a cellar, two technical rooms, a large corridor with wardrobes, at the end of which is access to the garage.

The first floor consists of five bedrooms, four of which with en-suite bathrooms and one with an adjacent external bathroom.

The master bedroom is large in size, with a view of the Alps and the Sacra di San Michele.

The master bedroom has an en-suite bathroom with a bathtub, shower, double sinks, and a separate toilet + bidet area. A comfortable wardrobe area which is accessed via a steel and glass spiral staircase has been created from the attic, and the room is equipped with a private terrace and a balcony.

The two suites on the left side of the corridor are composed of the living area and the bathroom located on the first floor and the sleeping area, which is accessed via a wooden staircase, obtained from the attic.

The two suites have a shared terrace.

The first bedroom on the right of the corridor has an en-suite bathroom, while the second bedroom has a large bathroom with a bathtub, shower and separate toilet + bidet area.

From the first floor, you can directly access the garden with a comfortable stone staircase.

#### CONDITIONS:

The house is in very good condition and is cared for down to every detail.

All the finishes, materials and furnishings are of high quality.

The combination of stone, wood and glass keeps the charm of the retreat intact and gives it absolute contemporaneity.

In 2010 the villa was completely renovated and therefore all the systems are new and compliant with the law.

Rainwater, including that collected from the gutters of the house, is channelled into the well which is used for watering the garden. In case of low rainfall, a pump located near the well is automatically activated to draw water from a rich aquifer below.

#### EXTERNAL RELEVANCES:



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In the land surrounding the villa there is a shed for tools, a covered dining area with stone table and seats and a working period fireplace, and a further covered area equipped with a barbecue and a sink.

The house is equipped with:

Entrance gate with automatic opening

Tiled and heated garage with automatic shutter

External lighting system

Irrigation system

Compartment for connecting three gas cylinders

Compartment for diesel tank

Alarm System

External cameras

Internal video surveillance circuit.

Air conditioning is only in the two suites as they are right under the roof. The rest doesn't really need air con

Miele washer and dryer

Scholtes multifunction oven

Microwave + grill Scholtes

Sholthes food warmer

Scholtes 90cm hob

Scholtes exposed steel hood

Side-by-side American refrigerator Whirlpool

Sholtes built-in dishwasher

Quality taps in both the kitchen and bathrooms

MK kitchen in open pore lacquered oak with 3 cm agglomerate top

Televisions:

B&O with B&O speakers

B&O piped music and radio

Philips

Samsung

All furnishings are included in the sale price, with some exceptions.

## ABOUT THE AREA

Almese is a comune in the Metropolitan City of Turin in the Italian region Piedmont, located in the lower Val di Susa, about 27 kilometres west of Turin. Easy to reach, the village of Almese stands on the slopes of the Prealps and Mount Musinè, a real strategic position which is crossed by the famous itinerary that leads to the Colle del Lys, much loved and frequented by Italian and foreign cyclists and motorcyclists. Today it is a flourishing municipality, rich in mainly medieval history, testified by the splendid Church of Santa Maria and the Ricetto Tower of San Mauro dating back to the eleventh century.

Turin is the capital city of Piedmont in northern Italy, known for its refined architecture and cuisine. The Alps rise to the northwest of the city. Stately baroque buildings and old cafes line Turin's boulevards and grand squares such as Piazza Castello and Piazza San Carlo. Nearby is the soaring spire of the Mole Antonelliana, a 19th-century tower housing the interactive National Cinema Museum.



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## MAiN FEATURES:

- 500m<sup>2</sup> of living space
- 7177m<sup>2</sup> plot.
- 6 Bedrooms
- 6 Bathrooms
- Private Garden
- Private Parking
- Close to essential amenities such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Italy
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

Contact us today to buy or sell property in Italy fast online

Conditie: Very Good

### **Algemeen**

Slaapkamers: 5  
Badkamers: 6  
Afgewerkte vierkante meter: 550 m<sup>2</sup>  
Lot Afmeting: 7177 m<sup>2</sup>

### **Lease terms**

Date Available:

### **Additionele informatie**

Virtual tour URL: <https://www.youtube.com/embed/liCU8vzJkTg>

### **Contact information**

IMLIX ID: IX4.906.914

