



## Lamporecchio Farmhouse



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 4,505,633.31

### Locatie

Aanbevolen Auto Onderdelen:	Italy
Staat/Regio/Pronvincie:	Tuscany
Plaats:	Lamporecchio
Postcode:	51035
Geplaatst:	01-11-2022

### Omschrijving:

Partially renovated country house immersed in the countryside in a private not isolated position, 5 minutes from the center of Lamporecchio.

The house, set on two levels, consists of 2 apartments.

The ground floor apartment, renovated in 2003 and immediately habitable, consists of:

entrance hall, living room, kitchen, 2 double bedrooms and 1 bathroom.

The apartment on the first floor is of the same size and is to be restored.

Utilities are present. Independent heating.

Next to the apartments there is another area to renovate and in total the property has 15 rooms.

Warehouse of about 140 square meters.

The property has 132,801 square meters of building land on which you can build up to 6,600 square meters of residential, including 660 square meters of commercial and 3,300 square meters of tourist accommodation.



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The land is flat for about 50,000 square meters, the hilly part is with gentle slopes, like the classic Tuscan hills.

The property has 2 lakes, both born from the excavation for the land before 1980.

The largest has a natural inner spring, the smallest is unknown, but it never dries.

The property has three access roads:

from via Palmiro Togliatti, via del Pino and via del Fardello.

The measure of the flat land is not precise because obtained from google earth.

Lamporecchio (54 m above the sea level) is a municipality of more than 7,000 inhabitants, with services, shops, restaurants, bars etc.

Montecatini Terme is 20 minutes.

The airport of Pisa 50 minutes.

## **Algemeen**

Slaapkamers:	4
Badkamers:	2
Afgewerkte vierkante meter:	300 m <sup>2</sup>
Lot Afmeting:	132800 m <sup>2</sup>

## **Lease terms**

Date Available:

## **Additionele informatie**

Website URL: [http://www.arkadia.com/BFXX-T1201/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/BFXX-T1201/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 1580

