



## VILLA DELL'ULIVO



### 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 744,318.75

### Locatie

Aanbevolen Auto Onderdelen:	Italy
Staat/Regio/Pronvincie:	Tuscany
Plaats:	Monte San Savino
Geplaatst:	23-04-2026

### Omschrijving:

A few minutes from the charming village of Monte San Savino, in a private position with a stunning panoramic view, an enchanting villa surrounded by olive trees is offered for sale. The property, arranged over two levels, has a total surface area of 215 sqm and is composed as follows: On the ground floor there is a spacious tavern room, currently used as a kitchen and relaxation area, as well as a bathroom, technical room, and garage. The first floor, accessible both internally and via an external staircase, opens onto a bright living room overlooking a characteristic arched loggia, ideal for outdoor lunches and dinners with a view. On the same level, with direct access to the terrace, there is a first bedroom, easily convertible into a kitchen thanks to the existing connections. A few steps lead to the sleeping area, consisting of two spacious double bedrooms with terrace, a single bedroom, also perfect as a study, and two bathrooms. Externally, the land of approximately 9,150 sqm extends across a well-maintained garden of over 2,000 sqm and an olive grove with around 160 trees. At the heart of the green area lies the true highlight of the property: a 12 x 6 meter swimming pool, with salt system and sunbathing area, perfect for fully enjoying summer days in total relaxation.

The property, renovated in the 1980s, is in excellent overall condition and offers immediately habitable interiors, featuring clean, understated finishes that can be easily customized.

The property is equipped with all the main utilities: heating is autonomous and powered by diesel fuel, while the water supply is guaranteed by a private well. Internet connection is also available, and the windows and shutters are made of wood with double glazing.

Thanks to its proximity to services and its stunning panoramic views, the property is perfectly suited both



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as a second home and as an investment for the holiday rental market.

The villa is located just 2 km from the historic center of Monte San Savino, a charming medieval village and an excellent starting point for exploring some of the most renowned destinations in Tuscany such as Arezzo (23 min, 21 km), Cortona (40 min, 31 km), Siena (50 min, 47 km), Florence (1 hour, 80 km). The nearest airports are Florence (1 h 10 min, 98 km), Perugia (1 h 10 min, 87 km), Pisa (1 h 55 min, 165 km), Rome (2 h 20 min, 214 km).

For each acquired property, the Great Estate group carries out, through the seller's appointed technician, a technical due diligence that allows us to gain detailed knowledge of the urban planning and cadastral status of every property. This due diligence may be requested by the client at the time of expressing genuine interest in the property.

Более детальная информация по данному объекту, а также индивидуальная консультация с русскоговорящим специалистом доступны по запросу.

Conditie: Reformed  
Gebouwd: 1980

### **Algemeen**

Lot Afmeting: 9150 m<sup>2</sup>

### **Building details**

Outdoor Amenities: Pool

### **Lease terms**

Date Available:

### **Additionele informatie**

Website URL: [http://www.arkadia.com/KPMQ-T2567/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/KPMQ-T2567/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### **Contact information**

IMLIX ID: 10237

