



## Luxury 6 Bed Villa For sale in MONTENERO DI BISACCIA Molise Abruzzo Italy



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
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Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: USD 2,053,604.16

### Location

Country: Italy  
State/Region/Province: Molise  
City: Montenero di Bisaccia  
ZIP code: 86036  
Posted: Feb 01, 2025

### Description:

Luxury 6 Bed Villa For sale in MONTENERO DI BISACCIA Molise Abruzzo Italy

Esales Property ID: es5553934

17 CONTRADA FOSSO MELANICO  
OLIVE VIEW  
MONTENERO DI BISACCIA  
CAMPOBASSO  
86036  
Italy

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.

Nestled on the outskirts of the picturesque town of Montenero Di Bisaccia (on the Abruzzo / Molise regional border) lies this 9-acre, circa 300 mature tree, olive grove estate. Boasting 3 levels of contemporary high-tech, high-specification accommodation, this recently built (2015 – 2019) 6-bedroom, 8-bathroom home (5 luxury en-suites, one dedicated bathroom and 2 half bathrooms) also has multiple



open plan areas to host and entertain guests as well as a modern kitchen on every floor. A private sun terrace at the roof level (4th floor), enjoys outstanding views as do the balconies on the upper floors.

Offering versatility, this home could easily be adapted to become 3 separate, spacious apartments for multi-generational living, or be enjoyed as one large and spacious family home. Finishing touches include sliding, remote-controlled double gates with bespoke, oriental auspicious design symbols, with carriage driveway for in and out convenience, 2 levels with bi-fold doors onto balconies with amazing uninterrupted views, highly efficient wood burning stove/fireplace on every floor, underfloor heating and remote controlled central air conditioning on upper floors, gas radiator central heating on lower ground floor, triple glazed windows with integrated fly screens throughout, remote controlled alarm with sensors throughout, electronic window shutters, remote lighting and heating controls and complete camera system for security.

The well-tended land produces the finest extra virgin olive oil from a variety of mature olive trees, enough for both private use and for selling. The land also boasts a wonderful selection of fruit trees including cherry, pomegranate, persimmon, fig, orange, lemon, walnut, almond and apricot along with terraced vegetable beds. The outside garden is partly enclosed, ideal for family pets to roam safely, and offers a generous patio area with a pergola and outside dining area.

The garden shed houses the tractor for maintaining the land, as well as sundry gardening equipment. There is also current planning permission to build a swimming pool with a sun deck area adjacent to the patio and dining area. Easily accessible from Pescara and Rome airports, this property is also 15 minutes away from a variety of sandy beaches, and in winter a 2-hour drive into the mountains to Roccaraso ski resort. The close by marinas of Costa Verde, San Salvo and Vasto offer a variety of excellent eateries with outstanding sea views whilst offering the perfect harbour for your yacht or boat.

A renown cyclists haven, Montenero Di Bisaccia featured in the 2017 Giro d'Italia.

## ABOUT THE AREA

Montenero di Bisaccia is a small hill top town and comune. It is in the Province of Campobasso, which is in the region of Molise, in Italy. It is about 10 kilometres inland from the coast, and about 45 kilometres north of Campobasso. The nearest large town and airport is Pescara.

The province of Campobasso is a province in the Molise region of southern Italy. Its capital is the city of Campobasso. It covers an area of c. 2,941 square kilometres and has a total population of 223,871. There are 84 comunes in the province.

Molise is a mountainous Italian region with a stretch of coastline on the Adriatic Sea. It encompasses part of the National Park of Abruzzo in the Apennines mountain range, with rich wildlife and trails. The regional capital, Campobasso, is known for its mountaintop Monforte Castle and Romanesque churches. To the north is the Pietrabbondante archaeological area with an ancient Samnite theater and temple.

Of Italy's 20 regions, Molise probably ranks 20th in terms of name recognition. In fact, until 1970, it was



part of Abruzzo, the adjacent region it closely resembles. Mountains and hills, rather than people, crowd the interior, while flatter plains guard a short 35km stretch of Adriatic coast. Although Campobasso is the largest city, its brightest attractions are Termoli, a higgledy-piggledy coastal town characterised by its trabucchi (fishing platforms), and Isernia and Saepinum, for glimpses of the Palaeolithic and Roman past. Molise has suffered steady depopulation since the late 19th century, adding to its sense of isolation.

## MAiN FEATURES:

- 700m<sup>2</sup> of living space
- 40000m<sup>2</sup> plot
- 6 Bedrooms
- 8 Bathrooms
- Stunning Views
- Private Parking
- Private Garden
- 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

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### **Common**

Bedrooms:	6
Bathrooms:	8
Finished sq. ft.:	700 sq m
Lot Size:	40000 sq m

### **Building details**

Outdoor Amenities:	Pool
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### **Lease terms**

Date Available:

### **Additional information**

Website URL:	<a href="http://www.arkadia.com/UAJM-T2230/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/UAJM-T2230/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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### **Contact information**

IMLIX ID:	18703-es5553934
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