



## Beautiful stone farmhouse with pool and garden



### Agent Info

|                   |   |
|-------------------|---|
| Name:             | Susan Brown   |
| Company           | HomesItalia Ltd   |
| Name:             |   |
| Country:          | United Kingdom  |
| Experience since: |   |
| Service Type:     | Selling a Property  |
| Specialties:      |   |
| Property Type:    | Apartments, Houses  |
| Phone:            | +44 (77) 910-33601  |
| Languages:        | English, Italian  |
| Website:          | <a href="http://www.homesitalia.co.uk">http://www.homesitalia.co.uk</a> |

### Listing details

|               |               |
|---------------|---------------|
| Property for: | Sale          |
| Price:        | USD 626,790.1 |

### Location

|                        |              |
|------------------------|--------------|
| Country:               | Italy        |
| State/Region/Province: | Latium       |
| City:                  | Bagnoregio   |
| Posted:                | Jun 24, 2025 |

### Description:

Located just a few kilometres from the heart of the historic centre of Bagnoregio, this exquisite stone farmhouse offers the perfect fusion of traditional charm and contemporary elegance. Surrounded by lush greenery and featuring a private swimming pool, this property presents an exceptional opportunity to own a refined countryside retreat.

This beautifully restored farmhouse (165 sq.m.) immediately captivates with its timeless facade and impeccable design. Set within a meticulously landscaped 700 sq.m. garden, the residence exudes a sense of serenity and understated luxury. Every detail, both inside and out, has been curated to celebrate the property's original character while incorporating modern comforts.

The interiors are a harmonious blend of authenticity and sophistication. Exposed wooden beams, terracotta ceilings, and natural stone walls contrast beautifully with warm-toned flooring and soft, ambient lighting. Light is a key design element throughout the home, flooding each space and highlighting the craftsmanship of the materials. The house is composed of:

Ground Floor: Open-concept living area with fireplace and custom kitchen, dining space with large window overlooking the garden, pantry and utility access, spacious sitting room with thermofireplace,



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master bedroom with en-suite bathroom (shower and bathtub)

First Floor: Master bedroom, 2 medium-sized bedrooms, bathroom with walk-in shower

Lower Level (Basement): Stepping outside the house you find the traditional taverna with vaulted ceilings and a period stone fireplace, it has: a kitchenette, bathroom, wine cellar carved from tuff stone, garage/storage area (60 sq.m.)

### Outdoor Living:

The exterior spaces have been designed to maximize relaxation and outdoor enjoyment. The centerpiece is a pristine swimming pool with a solarium and lounge area. Wooden pergolas offer shaded spaces to dine al fresco while taking in the picturesque surroundings.

The information and floor plans provided are set out for guidance only and do not constitute contractual elements.

### Features, details and amenities

- \* exposed wooden beams
- \* terracotta tiles
- \* fireplace
- \* swimming pool with sun terrace
- \* Traditional architectural elements throughout
- \* Seamless indoor-outdoor living

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### Common

|            |   |
|------------|---|
| Bedrooms:  | 4 |
| Bathrooms: | 3 |

### Building details

|                    |      |
|--------------------|------|
| Outdoor Amenities: | Pool |
|--------------------|------|

### Lease terms

Date Available:



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### Contact information

IMLIX ID:

IX7.194.095

