

**Townhouse for Sale in Sarteano (SI)**

**50.000 €**

**Ref: TT238**



**Size : 114 sqm**

**Rooms : 3**

**Bedrooms : 2**

**Bathrooms : 1**

**Garage : Double**

**Garden : Private**

**Energy class : G**

**IPE : 300**

SARTEANO (SI), at 700 m above sea level, is for sale a three-level townhouse requiring complete renovation within a rural hamlet with independent access, located in a remote building. The cadastral floor area measures 114 sq m. The ground floor comprises three rooms used as a cellar, storage room, and shed. The first floor (accessed via an external staircase) features a living room with kitchenette and fireplace, and the second floor (accessed via an internal staircase) comprises two large rooms used as bedrooms. The property also includes a nearby plot of land measuring approximately 5,000 sq m, with agricultural outbuildings within it. These include a two-story building (approximately 128 sq m in total) with two sheds, two cellars, a storage room, and an oven; a barn (80 sq m); and a single-story building with four storage rooms (formerly a pigsty, approximately 20 sq m). These outbuildings are currently undergoing a change of use to residential use. The flooring is antique terracotta, and the ceilings feature wooden beams and terracotta bricks. Asking price: Euro50,000, negotiable. (Energy Class: G and IPE > 300 kWh/m<sup>2</sup> per year). Ref. TT238











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