

Country houses for Sale in Montepulciano (SI)

200.000 €

Ref: CS169



**Size** : 700 sqm

**Rooms** : 16

**Bedrooms** : 8

**Garden** : Private

**Energy class** : G

**IPE** : 300

MONTEPULCIANO (SI), in the hamlet of Acquaviva, at an altitude of approximately 300 m above sea level and 15 km from the Chiusi/Chianciano Terme A1 motorway exit, a farmhouse complex for sale on a gentle slope consists of a main building (approximately 700 m<sup>2</sup>) and two annexes (approximately 60 + 30 m<sup>2</sup>), all in precarious condition and in need of complete renovation. The land, approximately 4,500 m<sup>2</sup>, is partially fenced and nestled within the town center, with one side open to the panoramic view, through a beautiful olive grove. The main building dates back to the 1700s; everything remains original and unfortunately in poor condition, with a partially collapsed roof, load-bearing stone and brick walls (mattacchioni), wooden floors and terracotta bricks (partially collapsed). The property faces mainly north-east and south-west. The main building features:- Ground Floor (approximately 350 sq m) consisting of approximately 8 rooms (currently not accessible);- First Floor (approximately 350 sq m), external stone staircase and approximately 8 internal rooms (currently not accessible). Asking price Euro200,000.00. (Energy Class: G and IPE > 300 kWh/m<sup>2</sup> per year). Ref. CS169







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