



**Italien Hauskauf**  
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

# Renovated farmhouse with olive grove in Castellina Marittima | Real estate Tuscany



IT-590-KA

Panoramic view  
56040 Castellina Marittima  
Italy



## Data overview

<b>Type of property</b>	House
<b>Kind of property</b>	Country-/Farmhouse
<b>Postcode</b>	56040
<b>Country</b>	Italy
<b>City</b>	Castellina Marittima
<b>Additional geographical information</b>	Pisa
<b>Living space</b>	approx. 195 m <sup>2</sup>
<b>Number of rooms</b>	6
<b>Plot size</b>	approx. 20.000 m <sup>2</sup>
<b>Number of bedrooms</b>	3
<b>Number of bathrooms</b>	2
<b>Asking price</b>	575.000,00 €
<b>Brokerage</b>	for the buyer 3,66 % incl. VAT
<b>Condition</b>	Well maintained
<b>Contact person</b>	Real Estate Italy A company of RustiCasa Concept Nicole Siedersberger-King Lierstraße 8 80639 München E-Mail: <a href="mailto:info@real-estate-italy.com">info@real-estate-italy.com</a> Homepage: <a href="http://www.real-estate-italy.com">www.real-estate-italy.com</a>



## Description

Recently restored 195 sqm villa surrounded by garden and almost 2 ha of agricultural land and olive grove with 50 olive trees in production.

On a hillside, in the countryside between Pomaia and Castellina Marittima, a renovated and well-kept villa, easily accessible by asphalted road, consisting on the ground floor of living room, kitchen with fireplace, three bedrooms, two bathrooms, hallway and large technical-laundry-storage room and on the basement floor of garage and large room with dining room, TV room and kitchen.

The building materials and finishes are excellent (marble, parquet, terracotta) and home automation has been applied to the fixtures and the electrical system.

There are three heating sources: LPG boiler, pellet boiler and electric air conditioning system. The property is completed by a canopy with a 4-kw photovoltaic system with on-site exchange, a car-parking shed, a pergola, a wood-burning oven and an above-ground swimming pool.

The villa is surrounded by an appurtenant garden and almost 2 hectares of agricultural land cultivated as arable land and olive grove with 50 olive trees in production.

The property is suitable both as a second home and as a main residence given its proximity to Cecina 12 km, Rosignano 5 km and services 2 km.

For more offers please consult our web site [www.real-estate-italy.com](http://www.real-estate-italy.com).

## Location

Castellina Marittima, Pisa, Toscana.



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**Your contact person**

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