for Sale to Casole d'Elsa
: Campagna

251 square meters | : 3 | : 3 | : 8

An elegant **country villa with a swimming pool**, a wonderful garden, and agricultural land, all in perfect condition. In a few words, I've described the features of this beautiful property for sale just a few minutes (2 km) from the center of **Casole d'Elsa**.

Located on the edge of a quiet village and easily accessed by a paved road, the villa is the result of the restoration of an **ancient brick kiln**, rebuilt in the late 1990s and transformed into a charming house equipped with all the comforts for everyday living.

As soon as we cross the threshold, we can't help but notice the meticulous care given to the garden, with its stone courtyards, lawns, and mature plants, including 21 olive trees... with various spaces to enjoy outdoors: breakfast in the loggia, an aperitif by the pool, a barbecue with family and friends... and finally, the vegetable garden, to enjoy the fruits of your land.

The main building combines some of the characteristics of typical Tuscan farmhouses, such as the extensive use of stone and brick and beamed and terracotta ceilings, with a very distinctive curved shape that reflects the ancient furnace from which it originates. Furthermore, we are struck by the large windows, and those who are familiar with Tuscan farmhouses know this is a rarity!

The main house is primarily on the ground floor. A portico leads to the living area, which includes an entrance hall, dining area, and living room with fireplace. All rooms are flooded with natural light until sunset thanks to the large windows, as the main side of the house faces west.

A characteristic brick and stone archway leads to the kitchen, converted from the original furnace hearth, which with its circular shape and double height lends the house a unique charm.

Also on the ground floor are a bathroom, a pantry serving the kitchen, and a double bedroom.
Going up one floor, we find the second bedroom with an ensuite bathroom and separate access from a large terrace, from which an external staircase leads down to the garden.

Adjacent to the house is an independent guest unit with a kitchen, bedroom, and bathroom, featuring the same renovation and finish. It's perfect for hosting family or friends, or, if you need more living space, can be connected to the main house.

From the outbuilding, we can access the **large garage** with an automatic overhead door.

All rooms are equipped with radiator heating connected to the natural gas mains.

And then there's the **swimming pool**, bathed in sunlight until sunset and boasting spacious outdoor spaces, all meticulously maintained by the owners.

The **agricultural land** of 1,4 hectares includes two ponds used for irrigation.

Did you like this presentation? It's even better in reality...contact us!

Property details

---> Codice <---: 545	**---> Motivazione <---**: Sale
---> Tipologia <---:	**Region**: Toscana
---> Provincia <---: Siena	**---> Comune <---**: Casole d'Elsa
---> frazione <---: Campagna	**---> Prezzo_Richiesto <---**: € 900.000
---> Totale_mq <---: 251 square meters	**---> camere <---**: 3
---> bagni <---: 3	**---> Locali <---**: 8
: 1997	: Yes

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