

## Farm

€1,390,000.00





## About

Probably dating back to the early 20th century, remodeled in the 1960s, and updated since 2012, this property preserves its classic style through the use of noble materials such as stone, quality wood, and marble. The main house comprises an entrance hall, two suites (master and service), two bedrooms with a bathroom, an office, and a large living room with a stone fireplace and wooden ceilings, surrounded by sash windows that provide abundant natural light. The dining room connects directly to a stone terrace and the pool area.

The attic, with high ceilings, has been converted into three bedrooms, a central living room, a full bathroom, and storage areas. The kitchen is practical and functional, supported by a pantry, utility room, and laundry room.

Outside, highlights include the chapel with 18th-century tiles, a running water fountain, a wine cellar adapted for gatherings, a caretaker's house, a wood-fired oven, two citrus orchards, several fruit trees, and stone pines in production. The property is fenced and also has two garages, a borehole and mains water, 32 solar panels, three water heaters, and air conditioning. A distinctive farmhouse, ideal for a family residence, tourism project, or investment with character.

## Energy efficiency



Energy Rating is an index of thermal performance of a building, indicating the levels of heating and cooling in winter and summer buildings that achieve energy rating A or B are more comfortable to live in and have lower energy bills.

## Characteristics

**Status** - Used

**Type** - House

**Type** - T7

**No. of Bedrooms** - 7

**No. of Bathrooms** - 5

**Size of the Plot** - 47m<sup>2</sup>

**Construction Area** - 604m<sup>2</sup>

**Net area** - 594m<sup>2</sup>

**Year of Construction** - 2012

## Amenities

Garage

Laundry

Swimming pool

Fireplace

Terrace

Garden