

## Country house for sale in the Piemonte region of Italy- Near Alba, Langhe Hills

**Reference: 8051 - Price: €850,000.**

Property categories : [Business potential](#) : [Farmhouse and country house](#) : [Houses and villas](#)



Great central location in the Langhe, modern house and independent apartment with Hazelnut grove. Suitable as a permanent home or for vacation rental in the heart of the prestigious Langhe hills

**Area:** Cuneo: Langhe     **Parking:** Yes and garages

**Building type:** Detached     **Services:** All services connected

**Land size:** 10000 sqm     **Condition:** Ready to move into

### **Location**

In the heart of the Langhe. Nearby towns boast medieval buildings, baroque towers and small cobbled streets all surrounded by spectacular scenery overlooking the Piemontese landscapes. The property is in the countryside yet close to a delightful towns which boast has an excellent infrastructure with fresh pasta shops, butcher, bakers, home made ice cream, bars, restaurants and of course a wine shops/enoteca....A short drive to the important towns of Alba, La Morra and Barolo. The Italian Riviera, Italian Alps and Italian Lakes are all close by.

## Property Description

Italian Villa style property, well maintained and in perfect order offering the following spacious and flexible accommodation over two floors.

The property has a gated entrance and is approached by a good asphalt road.

Some interesting features throughout the property include prestigious marble floors and feature fireplace.

### *Ground Floor*

Entrance Area.

*Living room / Dining room*

*Kitchen* with access to the terrace to enjoy the beautiful views.

*Studio / Bedroom 1*

*Bedroom 2*

*Bedroom 3*

*Storage room*

*Bathroom with bath and shower*

Stairs lead to the lower ground floor-

### **Lower ground floor**

*Tavernetta room with sink and fireplace*

*Bathroom/Utility room*

*Large workshop*

*Garage suitable for 4 cars*

Stairs lead to a modern spacious independent apartment of 70 m2

*Kitchen/Living room*

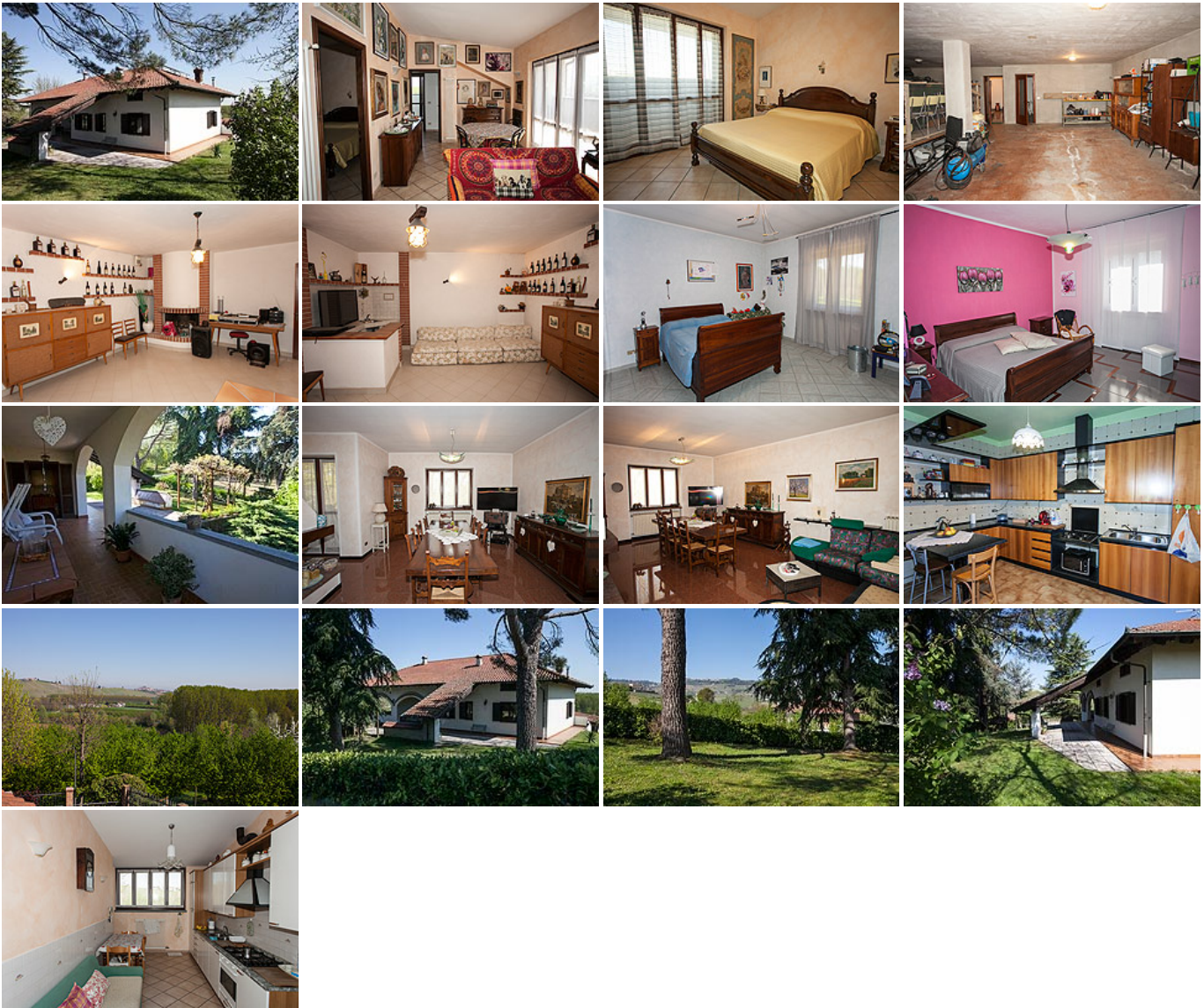
*Bathroom with bath*

*Spacious bedroom with balcony*

The estate includes 10000 m<sup>2</sup> of hazelnut trees and enjoys a variety of terraced areas perfect to enjoy or hide from the sun depending on the season.

The property is surrounded by adequate garden area suitable to develop a swimming pool area and outside kitchen/bbq area if required

## Property photos



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