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Country Estate for sale in Piemonte Italy- Langhe Hills

Reference: 8129 - Price: €990,000.

## Country Estate for sale in Piemonte Italy- Langhe Hills

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Property categories : [Business for sale](#) : [Business potential](#) : [Farmhouse and country house](#) : [Houses and villas](#) : [Luxury property](#) : [Ready to move into](#)

Prestigious Country Estate with Swimming Pool. Stunning location in Alta Langa. Early viewing is essential to appreciate the quality and flexibility this estate offers. Perfect as a luxury home for one or more families or as a boutique business venture... wine/oenology courses, cookery/culinary courses, gourmet restaurant... The location, quality and size of the estate makes its use very versatile depending on personal requirements.

**Area:** Cuneo: Langhe

**Building type:** **Parking:** Yes

Detached **Services:** All services connected and central heating.

**Property size:** 550 sqm **Condition:** Perfectly Restored

**Land size:** 13000 sqm

### Location

In the heart of the Alta Langa in the most stunning panoramic location overlooking the Piemontese countryside and Alpine mountain. The property is close to delightful towns which have good infrastructures with fresh pasta shops, butcher, bakers, home made ice cream, bars, restaurants and of course a wine shops/enoteca.... Close to the Italian Riviera, Italian Alps and just a short drive to the important towns of Alba, Monforte, Dogliani and Barolo

### Property Description

A small country lane leads to this beautiful ancient Country Estate which enjoys the most panoramic views across the Piemontese countryside and mountains.

The restoration has been completed to the highest standards and has paid particular attention to preserve the many original features using high quality local materials. Some of the original features throughout the property include:

Brick vaulted ceilings, exposed stone walls, original fireplaces and wood beamed ceilings.

Currently used as a guest accommodation business, the size of this estate offers many business possibilities and could also be a personal holiday resort for one or more family.

#### *House One*

Fully restored stone house providing accommodation over three floors.

Ground floor -

kitchen ,Study/office, bathroom and storage room.

First Floor - reception, breakfast/ dining room, 2 en-suite guest bedrooms.

Second Floor - 4 guest bedrooms each with ensuite bathrooms.

#### *Building Two*

Restored, great open plan space, lots of light with large windows that capture the surrounding landscape, an interesting space to use as one requires.

This property could be used as a family home, a conference room, cookery school an exercise /Pilates area ..  
Its size makes it flexible and adaptable to whatever your idea.

### **Courtyard area and Grounds**

The estate totals 1.3 hectares of grounds with a variety of mature plants, shrubs and trees including lavender, roses, apple, plum, peach, oleander and passion flower.

The property enjoys many terraced areas perfect to enjoy or hide from the sun depending on the season.

A beautiful Langhe stone stairway meanders from the courtyard down to the pool area.

### **Swimming Pool**

Located in a sunny panoramic location to enjoy the spectacular landscape.

The attention to detail of the houses follows through to the outside areas which are surrounded by original old stone walls. The grounds are meticulously maintained and the current owners have created a wonderful ambience of luxury, charm and relaxation.

An excellent investment opportunity



Property photos



































