



## Tenuta Monte Pausillo



### Information de l'agent

Nom:	ArKadia
Nom de compagnie:	
Pays:	Royaume-Uni
Téléphone:	
Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à: Vendre

#### Location

Pays: Italie  
État/Région/Province: Ombrie  
Ville: Paciano  
Soumis: 21/08/2024

#### Description:

Tenuta Monte Pausillo is located among the rolling Umbrian hills, a few kilometers from Lake Trasimeno and the border of Tuscany. The property consists of the following buildings: Main villa on three floors of approximately 350 sqm with a 20 sqm lemon house, a 100 sqm warehouse and a 110 sqm shed. All surrounded by a completely fenced-in garden equipped with an irrigation and lighting system. A renovated farmhouse divided into 5 apartments for a total of 420 sqm used for hospitality purposes. A farmhouse of approximately 166 sqm residential on the first floor and 166 sqm for agricultural use on the ground floor (partly to be restored). A warehouse partially convertible into a residential one of approximately 340 sqm. A building used for bottling of approximately 520 sqm. A building of 420 sqm (partly to be renovated) with a former oil mill on the ground floor and two apartments on the first floor with lean-to sheds for storing agricultural tools of approximately 260 sqm. Approximately 64 hectares of land, of which approximately 43 hectares are olive groves, approximately 17 hectares are oak groves and approximately 4 hectares are walnut groves. There is also a pond for irrigation use.

All the buildings that make up this real estate compendium are in good condition and renovated since the end of the 1980's. The former oil mill needs renovation.

LPG gas heating system. Water supply from the public aqueduct, 7 wells and an underground tank of approximately 30 m3.

A wonderful property with an agricultural and hospitality vocation with great development potential.

Located in the municipality of Paciano, one of the most beautiful villages in Italy, in a not too isolated



countryside area. The access road is easy all year round. Lake Trasimeno is only a few minutes away by car. From the property, passing through nature, paths branch off that can be explored on foot, by bicycle or on horseback.

The Great Estate group carries out a technical due diligence on each property acquired, through the seller's technician, which allows us to know in detail the urban and cadastral status of the property. This due diligence may be requested by the customer at the time of a real interest in the property.

The property is registered in the name of a company.

Condition: Reformed  
Année: 1800

### Commun

Dimesions du lot: 647730 m<sup>2</sup>

### Lease terms

Date Available:

### Information additionnelle

Lien URL du site web: [http://www.arkadia.com/KPMQ-T1922/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/KPMQ-T1922/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### Contact information

IMLIX ID: 7810

