Casanotizia Del Geom. Gabriele Alessandro
Viale San Concordio n. 537 - 55100 Lucca
Phone number 0583.91477

Villa
€ 1.200.000
Ref. 66339



800 sq.m | Bathrooms: 5 | Bedrooms: 5 | Rooms: 10

Art Nouveau manor house with renovated farmhouse and various outbuildings for sale in Bagni di Lucca.

In the picturesque setting of Bagni di Lucca, renowned for its "healthy waters" since Roman times, Casanotizia real estate agency is pleased to present a prestigious three-unit property comprising a beautiful early 20th-century Art Nouveau villa, a stone house, and a former lemon house with a romantic portico and garage.

The main villa, built in the early 1900s, is approximately 450 square meters with splendid terraces totaling 60 square meters and is spread over three levels. The basement features a beautiful tavern with a living area finished in terracotta, comprising a living room with a fireplace, a kitchenette, a dining area, and a hobby room with access to the garden. The tavern can be accessed from both inside and outside the villa.
The main floor, reached externally by an elegant double stone staircase, features a large entrance hall overlooking the striking wrought-iron staircase leading to the sleeping area. To the right and left of the entrance hall are an elegant living room with a fireplace and access to the terrace, a large kitchen/dining room, a dining room, and a second bathroom.
The second floor features the sleeping area, consisting of three bedrooms, each with an ensuite bathroom. All rooms are finished with elegant parquet flooring.
Finally, the villa has an attic with exposed beams used as a storage room.

The second building, a rustic-style villa with exposed stone, measures 120 square meters and is spread over three levels, with a living area and a bathroom on the ground floor and a sleeping area on the first floor, consisting of two bedrooms.
This property has also undergone significant renovations, preserving its rustic features.

The third unit consists of the former lemon house, also completely renovated, which measures approximately 250 m2 and is divided into a living area with a fireplace and a 50 m2 garage with three entrances as well as a large storage room with laundry room.

This prestigious property for sale boasts two impressive entrances and is surrounded by approximately 5,300 square meters of grounds, including a large parking lot, a garden with children's playground, and a tennis court. The grounds are adorned with three stone fountains with spring water. The garden features an automatic irrigation system supplied by private spring water. There is the possibility of building a beautiful in-ground swimming pool.

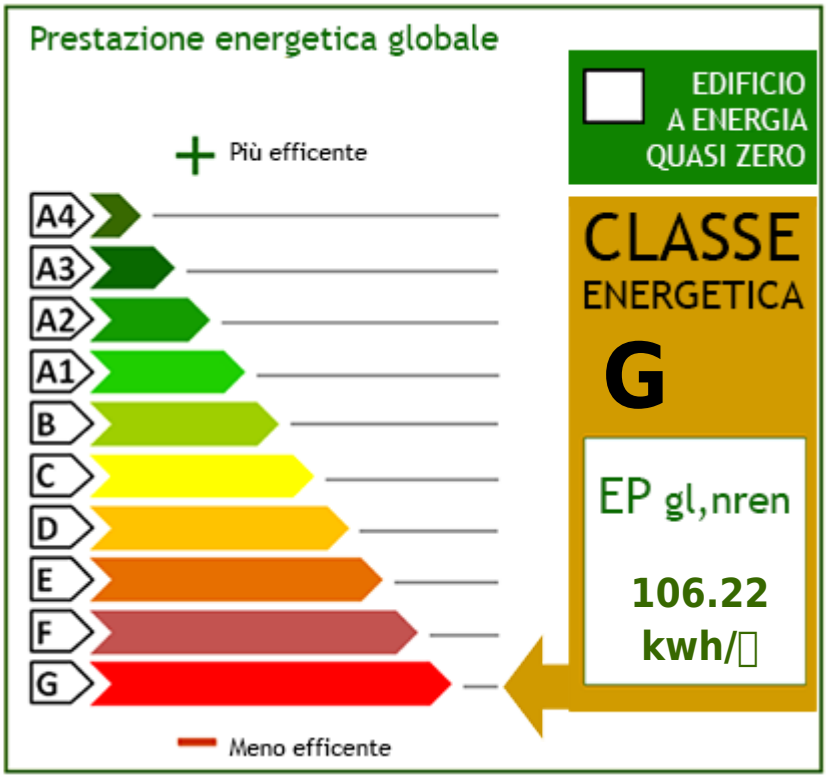
An excellent solution for those seeking a charming residence in a wonderful area of Tuscany.

Property Informations

Bedrooms: 5	**Bathrooms**: 5
Rooms: 10	**State of Preservation**: Excellent
Parking: Carport	**Current Status**: Free to the deed
Balconies: Present	**Terrace**: Present
Garden: Private	**Kitchen**: Regular Kitchen
Box: Quadruple	

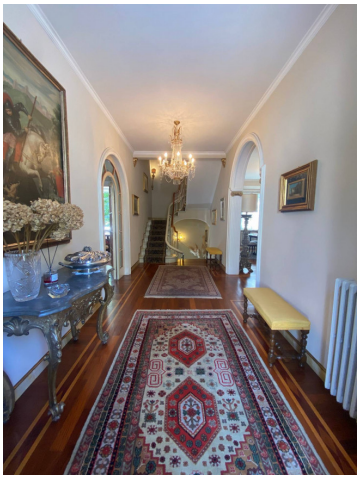
Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Railway Station
Public Transport	Kindergarten	Elementary Schools	Schools
High Schools	Cafe	Post Offices	Shopping Centers
Municipal Offices			


Prestazione energetica globale
EDIFICIO A ENERGIA QUASI ZERO
Più efficente
A4
A3
A2
A1
B
C
D
E
F
G
CLASSE ENERGETICA
G
EP gl,nren
106.22 kwh/
Meno efficente

















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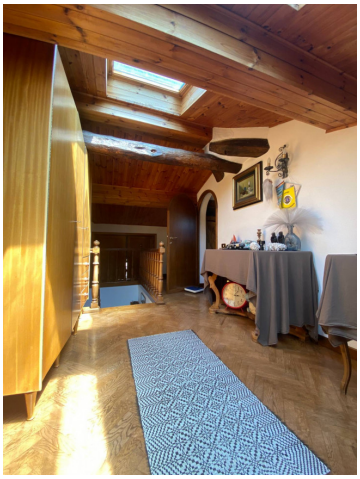








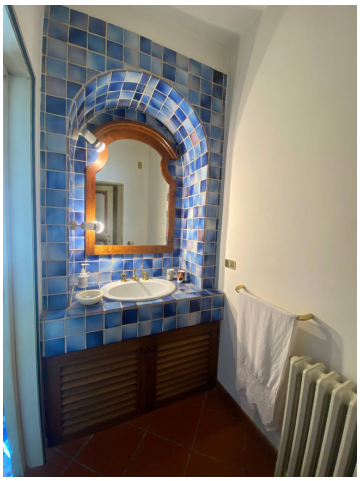






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