A & G Immobiliare
via ascenziani, 19 - 63857 Amandola (FM)
0736847681

detached House for sale in San Ginesio
CAMPAGNA
€ 295.000
Ref. 111930



300 sq.m. | Bathrooms: 2 | Bedrooms: 2 | Rooms: 9

House " Morico" ,restored in 2018 , anti-seismic, with garden, land and 2 outbuildings used as storage, for sale in San Ginesio, Macerata, Italia.

Splendid two-storey house , excellentely restored in line with anti-seismic regulations. The house which is split between 2 floors + loft consists of: kitchen with fireplace, dining room, bathroom , laundry ,cellar and double garage at the ground floor as well as a large courtyard with two parking spaces and garden;
the first floor offers an elegant livingroom, hallway, a bathroom with crystal shower and
chromotherapy and two double bedrooms and an office ; in the loft is a liveable attic reachable by a retractable ladder.

The house , located inside a small hamlet is easily reachable by a tarmac road , not very busy which leads to the town of Cessapalombo and San Ginesio. The restored house , with refined materials , has great potential of extension with the convertion of the 2 outbuildings into two self-contained apartments for extra accomodation with a high investment potential.

The detailed and careful restoration of this lovely country home has created welcoming and bright areas mixing old materials with modern ones such as wooden beams, cotto tiles, parquet floors , ceramics, crystal balustrade. ecc..

Windows are in wood with double glazing all with moschito screens while shutters are of a green wood and internal doors in solid wood. The whole house is protected by an alarm and satellite system. All utilities are connected and there is an extra supply of water for the garden from a public spring close to the property.

Both outbuildings are on two floors and they total respectively 40 and 85 sq.mt and they are in good structural condition and used as tool shed and storage.

The furniture is being included in the sale , together with a plot of land of circa 19,762 sq.mt , close to the house.

The house is immediately available for a keys-in-hand sale

Certification

Energy Class: G

Features

Code: 111930	Reason: Sale
Categoria: detached House	Address: frazione morico, 15
Municipality: San Ginesio	Zona: CAMPAGNA
Total Square Meters: 300 sq.m.	Bedrooms: 2
Bathrooms: 2	Rooms: 9
State of Preservation: Excellent	gas: 2
gas: 2	gas: 4
floor: Multi-Storey	Total Floors: 2
independent Heating: independent	Parking: Carport
Age Construction: 2018	Current Status: free upon deed
Garden: Private, 300 sq.m.	Max Number of Beds: 8
Double Beds: 2	Single Beds: 1
Kitchen: Regular Kitchen	Box: Double, 40 sq.m.

Nearby

Playgrounds	Public Transport
Cafe	Post Offices

















A & G Immobiliare
via ascenziani, 19 - Amandola (FM) - 0736847681
info@aegrealestate.com - https://www.aegrealestate.com/en
VAT 01839910443













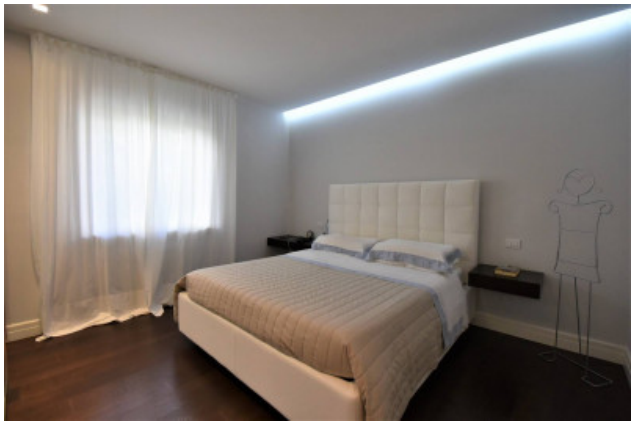




A & G Immobiliare
via ascenziani, 19 - Amandola (FM) - 0736847681
info@aegrealestate.com - https://www.aegrealestate.com/en
VAT 01839910443



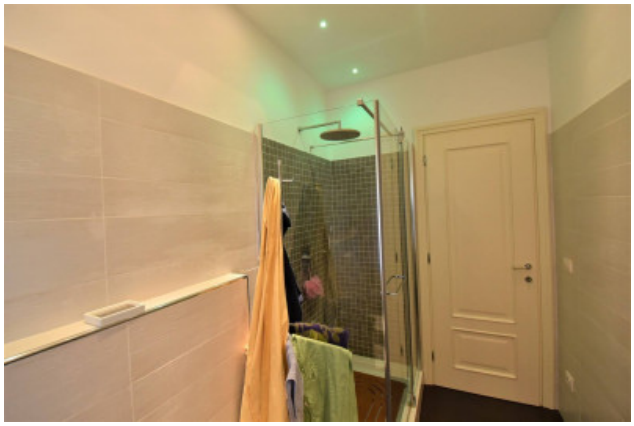














A & G Immobiliare
via ascenziani, 19 - Amandola (FM) - 0736847681
info@aegrealestate.com - https://www.aegrealestate.com/en
VAT 01839910443

















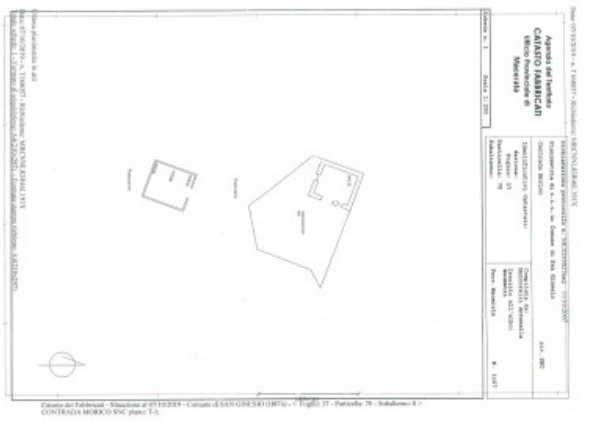
A & G Immobiliare
via ascenziani, 19 - Amandola (FM) - 0736847681
info@aegrealestate.com - https://www.aegrealestate.com/en
VAT 01839910443



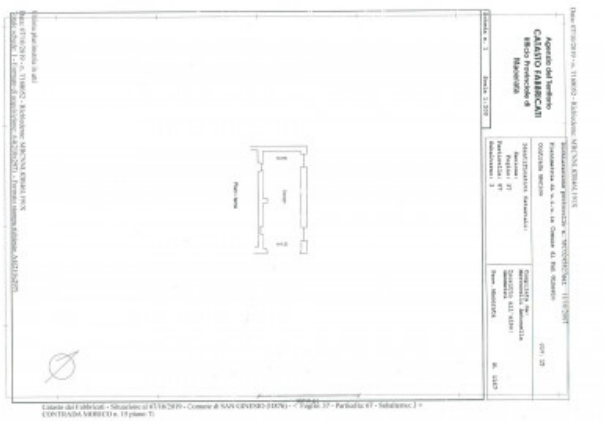


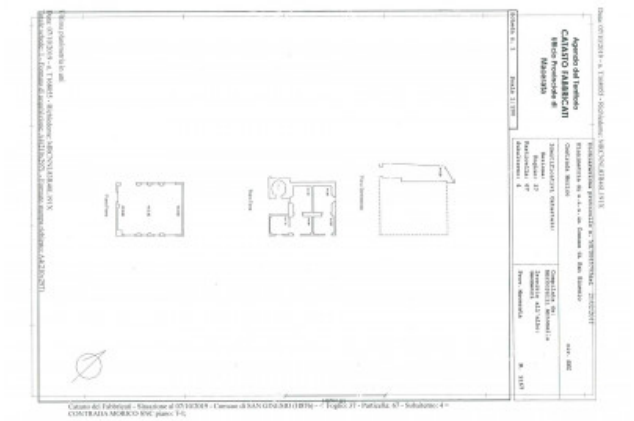












A & G Immobiliare
via ascenziani, 19 - Amandola (FM) - 0736847681
info@aegrealestate.com - https://www.aegrealestate.com/en
VAT 01839910443