

detached house

€ 98.000

Ref. AC99-149-1008



250 sq.m | Bathrooms: 3 | Bedrooms: 5 | Rooms: 12

Cecilia house

Monte San Giovanni Campano (Via Mastrazze) in a sunny position in the green countryside of Ciociaria, we offer for sale an independent house with garage, outbuilding, storage, stables, chicken coops and large private garden / land with olive grove for a total of 5500 meters.

Internally the property can be divided into several units, also thanks to its 3 exclusive entrances.

Several rooms have been redone or updated, the fixtures have been partially replaced and those with double glazing and aluminum shutters have been installed.

The internal layout presents on the ground floor a large open space entrance / living room, dining room with fireplace, stairwell, two bedrooms, second kitchen with pantry, bathroom and cellar with autoclave.

The first floor is accessed from the internal staircase made entirely of marble and there are 3 bedrooms and two bathrooms with two large balconies; on the second attic floor there are four rooms, each of which has windows and can be walked on.

Part of the property is in local stone and part in reinforced concrete or tuff blocks.

The roof is in excellent condition, redone in the early 2000s, the exposure is 360 degrees.

In the land of the property there is an important olive grove and there is the possibility of creating a swimming pool thanks to the two wells present in the property that guarantee an important constant flow of water.

The whole is completed by a double private garage and a two-level dependence ideal as a guest room.

Excellent investment.

For info or appointments 3493400492 - For international Customers 00393348094290

POSITION

Monte San Giovanni Campano, the city of oil, is located in the territory of the Ernici Mountains at 438 meters above sea level. The municipal territory extends from north to south, presenting great differences in altitude. From north to south, the municipal territory involves the Ernici mountains, which from Frosinone leads to Sora, and the subsequent hilly offshoots, which slope down towards the Sacco valley.

The Castle of Monte San Giovanni Campano. The castle, dating back to the end of the 10th century, belonged to the Counts of Aquino and between 1244 and 1245 St. Thomas Aquinas was imprisoned there. Due to its strategic position, it has played for centuries the function of defense of the southern borders of the Papal State.

It is part of the textile district of the Valle del Liri, an industrial district specializing in the textile industry. It is one of the most beautiful villages in Italy. Among the most traditional, widespread and renowned craft activities are the art of embroidery and lace.

Certification

Energy Class: G

Property Informations

Address: Via Mastrazze

Zip Code: 3025

Bedrooms: 5

Bathrooms: 3

Rooms: 12

State of Preservation: Good

Level: On two-levels

Total Floor: 2

Parking: Carport

Age Construction: 1967

Balconies: Present

Garden: Private, 5.500 sq.m

Kitchen: Regular Kitchen

Features

Tv Antenna: Autonomous

Closet

ADSL Coverage

Cellar: 20 □

Fastweb Coverage

Fireplace

Air-Conditioned

Telephone System

Jacuzzi

Shower

Wooden Window Frames

Aluminum Frames

Shutters

Nearby

Bike Lanes

Public Transport

Schools

Cafe

Post Offices

Municipal Offices







