



Magnificent property just a few kilometers from the sea in Maremma - Tuscany

Italy, Toscana

Price:	€ 28 000 000
Object type	Mansion, castle, estate, Hotel, Hotel Apartment, Winery
Market	Resale
Bedrooms	20
Number of rooms	35
Land area	340000 m2
Area	2745 m2
Category	For sale



Surrounded by the green Tuscan countryside, this spectacular property is a short distance from the sea as well as some of the most renowned cities in Tuscany. A luxurious complex spanning 2745 square meters internally with 34 hectares of land, the property also has a swimming pool, tennis court, a private lake, olive groves and vineyards.

This magnificent estate is comprised of five main buildings along with auxiliary facilities and various amenities. The main villa measures 714 square meters distributed over three levels and offers a range of communal spaces such as spacious lounges with fireplaces, a reception area, a restaurant with a fully equipped kitchen, and five bedrooms with en-suite bathrooms. There are two separate buildings, measuring 425 and 419 square meters respectively, which are dedicated to agritourism accommodation, each housing twelve bedrooms with en-suite bathrooms. There are two other structures measuring 289 and 235 square meters, which are used for recreational activities and spa treatments. Completing this elegant property is a wine cellar, a cinema room, facilities for olive oil production, a stable, service rooms, and ample parking spaces.

This breathtaking property is surrounded by quintessentially picturesque Tuscan landscape. The vast expanse of the 34 hectares of the property is adorned with valleys of olive groves, vineyards and parkland. Twelve hectares of the land is situated within the main territory, while an additional 22 hectares, featuring fields and an olive grove with 500 trees, are located approximately 2.5 kilometers away towards the town of Massa Marittima. The main territory also includes approximately 2 hectares of vineyards, primarily cultivating Cabernet Sauvignon, along with 4.5 hectares of olive groves with around 1100 trees. An artificial lake measuring a half hectare is situated in the lower part of the property. The remaining land is designated for recreational facilities such as a tennis court, golf course, riding paddock, and also agricultural facilities for viticulture and olive harvesting.



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WWW.MERCURYESTATE.COM
TEL./VIBER/WHATSAPP:
+ 37125420529

From the villa's terrace, one can enjoy panoramic views of the Tuscan countryside and the town of Massa Marittima in the distance.

The property has recently undergone a meticulous renovation by the current owners who have transformed it into a rare jewel. The buildings showcase typical Tuscan features such as original stonework, wall paintings, frescoes and marble embellishments.

This splendid complex offers an ideal retreat for those seeking the tranquility of the countryside without sacrificing the conveniences of modern amenities. Moreover, it presents a paradise for sports enthusiasts.

The estate is located in the municipality of Massa Marittima, in the province of Grosseto. It is conveniently situated just a few kilometres from the pristine beaches of Maremma and within reasonable proximity to the major cities of Siena and Florence, as well as the renowned destinations of Chianti Classico.

DISTANCES

Valpiana - 2 km

Massa Marittima - 8 km

Follonica - 15 km.

Punta Ala is in 30-minute drive away

Pisa Airport 120 km

Contacts:

Bogdana Farafontova

GSM: + 37125420529

(Viber, WhatsApp)

E-mail: bogdana@mgroup.lv