

Villas for Sale in Lequile (LE)

1.100.000 €

Ref: VL385P



Size: 750 sqm

Field: 1 ha

Rooms: 11,5

Bedrooms: 5

Bathrooms: 6

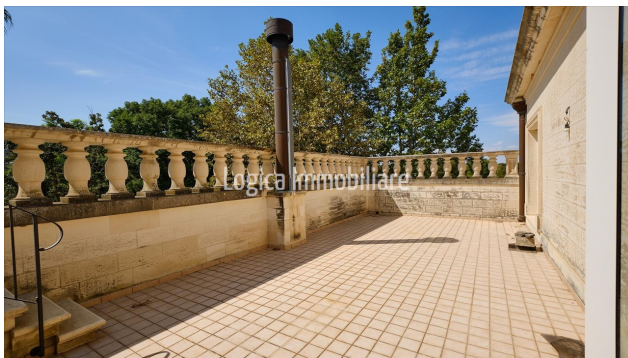
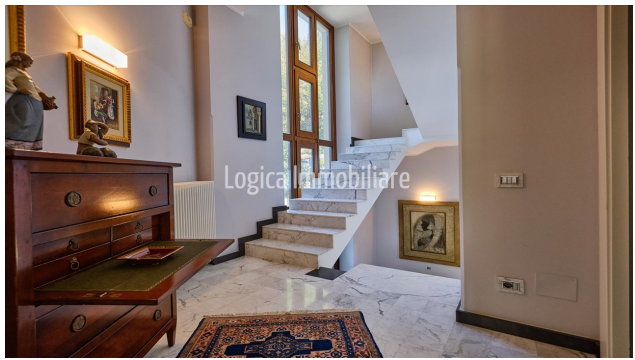
Energy class: C

IPE: 75

Just a few kilometers from Lecce, between Lequile and San Cesario, this elegant villa offers approximately 750 sqm of living space across three levels, set within a lush garden and orchard of about 1 hectare. Built with high-quality materials and designed to ensure both comfort and functionality, the villa features well-organized spaces and refined finishes throughout. A beautiful porch serves as the main entrance to the ground floor, which includes a spacious open-plan living area with a fireplace and dining room, a large kitchen, storage room, hallway, study, bathroom, and a bedroom with en-suite bathroom. All rooms are bright and airy, thanks to several French doors that open directly onto the garden, including a rear porch. An elegant marble staircase and a lift connect the three levels of the home. On the first floor, you'll find a bedroom with access to a terrace, a storage room, a living area with kitchenette, hallway, a second bedroom with walk-in closet and bathroom with whirlpool tub, and a third bedroom with access to the terrace. The basement level, also accessible externally via a ramp, features a spacious garage with bathroom, a large laundry room, technical room, storage, and additional utility rooms. The entire property is surrounded by a crawl space for insulation, the Lecce stone walls are thermally insulated, and the villa is equipped with solar panels and a photovoltaic system. The meticulously maintained garden showcases a rich and varied selection of vegetation, an orchard with citrus trees, a well, and an irrigation system, with the possibility to build a swimming pool. A truly charming property, ideal as a main residence for those seeking a spacious and elegant home surrounded by nature, yet conveniently close to all main services. San Cesario is just 1 km away, Lequile 2 km, Lecce 5 km. The Ionian and Adriatic coasts, Porto Cesareo and San Foca, are about 28 km away, and Brindisi Airport is 50 km from the property.









LOGICA IMMOBILIARE S.R.L.

Viale G. Baccelli, 26 - 53042 Chianciano Terme (SI)

P.IVA: 01257190528

Tel: +39 0578 60581 / Fax: +39 0578 654426 / Email: info@logicaimmobiliare.com