



logica immobiliare
la soluzione a portata di mano

Country houses for Sale in Avetrana (TA)

1.000.000 €

Ref: CA629P



Size: 910 sqm

Field: 2 ha

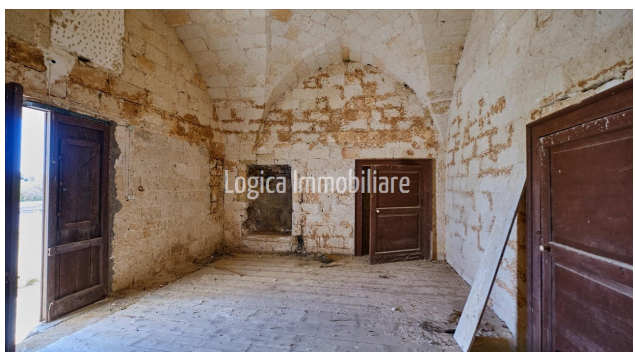
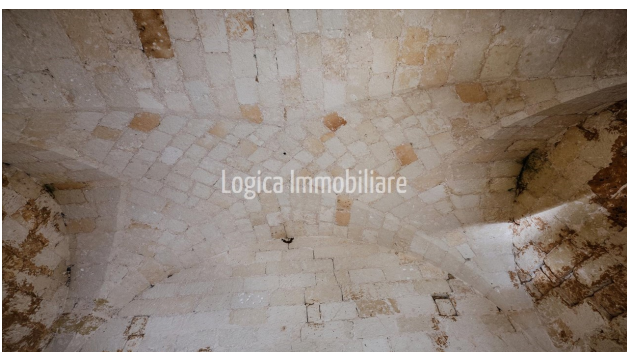
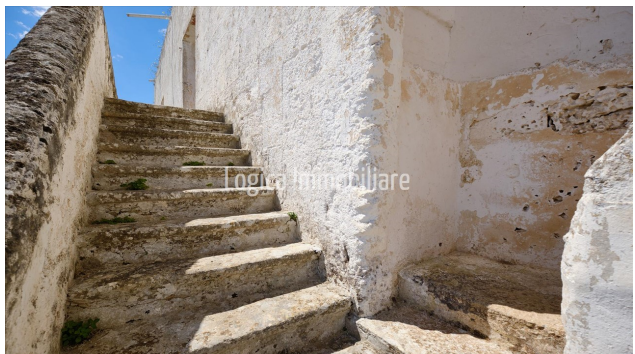
Rooms: 22

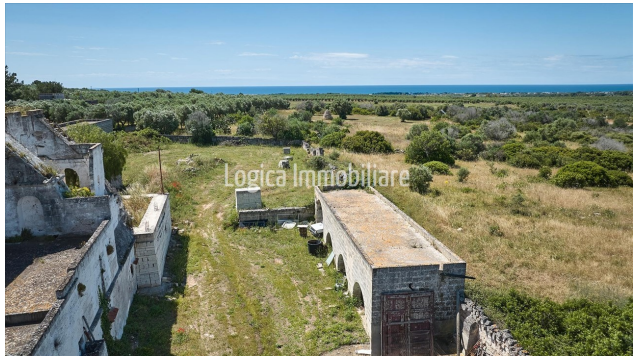
Bedrooms: 9

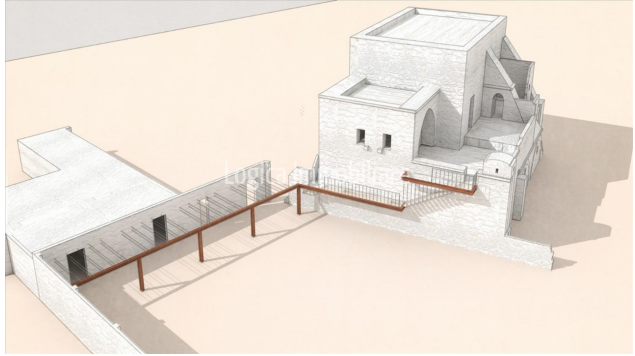
Bathrooms: 9

Energy class: NA

Just 3 km from the wonderful waters of the Ionian Sea, near the centre of Avetrana, this charming 18th-century masseria requires renovation and is arranged over two levels, with a total surface area of approximately 600 sqm. The property is set within about 2 hectares of land and includes two additional buildings: the first, originally used as sheep shelters and also in need of renovation, with a surface area of around 130 sqm; the second is a commercial building of approximately 180 sqm. This latter structure was renovated in 2005, is in excellent condition, and was used as a restaurant until 2011. The interior spaces are characterised by large rooms with star-vaulted ceilings, enhancing the sense of space and architectural character. The property is equipped with air-conditioning, fan-coil heating units, and solar panels for the production of hot water. An internal courtyard connects the two buildings and creates a separation between the property and a neighbouring masseria, ensuring a good degree of privacy. The grounds also include an authorised artesian well. This is a property with significant potential, ideal both as a hospitality business and as a prestigious private residence. Avetrana is 1.5 km away, the Ionian coast 4 km, Manduria approximately 10 km, and Brindisi Airport 50 km.







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