

Country houses for Sale in Ceglie Messapica (BR)

1.100.000 €

Ref: CA307P



Size: 635 sqm

Field: 0,75 ha

Rooms: 17,5

Bedrooms: 7

Bathrooms: 8

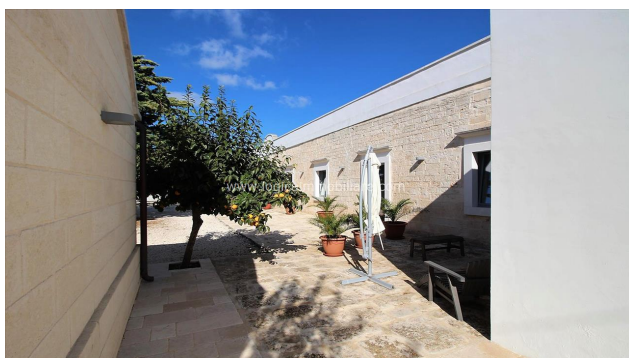
Swimming pool:
privata

Energy class: E

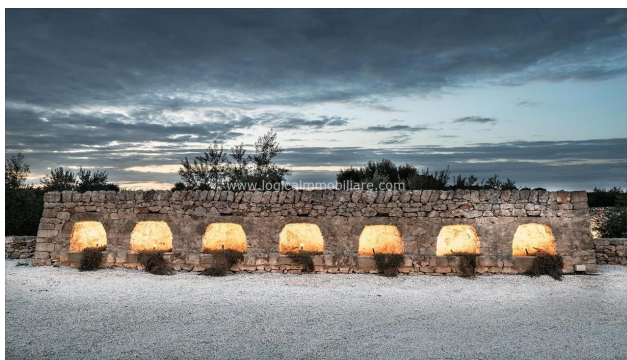
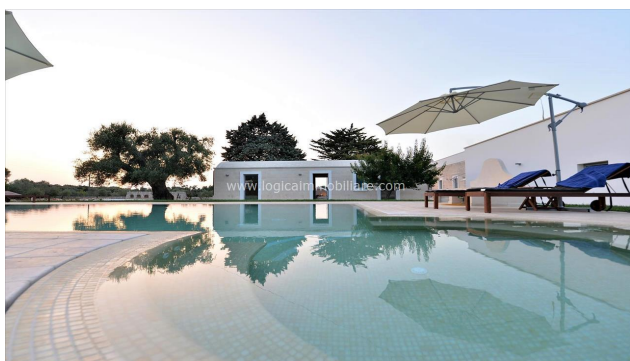
IPE: 150

Steeped into the very heart of the Apulian territory, halfway between Salento and Valle D'Itria, land rich of olive trees and centuries-old 'trulli', a wonderful 'masseria' dated back to the XIXth century, located at about 1 km away from the old town center of Ceglie Messapica, ancient town of Messapian origins, known as the Apulian culinary capital. The property is composed of two independent units, entirely made of local stone, surrounded by wide green areas, centuries-old olive trees, fruit trees, as well as a green area for barbecue and an amazing infinity pool (it measures 12L X 6l) with a round relaxation sitting area and a solarium, certainly a private peaceful and relaxing place. A recent and refined restoration work transformed the old 'masseria' into a luxury residence of a total surface of about 535 sqm, divided as follows: A 140 sqm partially renovated manor residence with living area with fireplace, a kitchen-dining area, three bedrooms, two bathrooms and a storage room. A perfectly restored building, both from an architectural and from a technological point of view, the part of the 'masseria' used as holiday home, composed of a spacious living room located at the very centre of the former 'masseria', with bathrooms and laundry room on the rear side of it, covering a total surface of about 230 sqm. An independent 110 sqm house located on one side with reference to the above-mentioned living area and composed of a large living room with sitting area and dining area, two bedrooms with en-suite bathrooms, characterized by pool view and a rich garden with lemon trees, orange trees and aromatic herbs. A second house of about 55 sqm with wonderful entrance gates was built inside a former 'lamia', which was recently renovated with barrel vaults according to the typical Apulian tradition, it is composed of a living room with dining area, two bedrooms, one bathroom and it has independent access, both from the two bedrooms and from the living room. Both houses

have been finished with great taste and furnished with simple elegant furniture, in order to enhance the brightness and the linear shapes of the house. Besides the area for residential use there are also other buildings such as the former sheepholds and mangers covering a total surface of about 100 sqm. The whole property covers a total surface of 7.500 sqm and it also has a spacious parking lot located on the left side of the driveway, hidden by the olive grove. Ostuni is 11 km away and Brindisi Airport 40 km away.







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