



**ROMOLINI**  
IMMOBILIARE

**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

Ref. 2341 – **PORZIONE SOLFERINO**

## **SEMI-DETACHED COUNTRY HOUSE TO BE RESTORED FOR SALE IN CITTÀ DI CASTELLO**

**Città di Castello – Perugia – Umbria**

**VIEW ON OUR WEBSITE**



**Interiors**  
309 sqm

**Bedrooms**  
3+

**Bathrooms**  
2+

**Land**  
2,500 sqm

In the municipality of Città di Castello, in Umbria, semi-detached farmhouse to be restored. The main building (245 sqm) is on three floors and is in need of complete renovation with consolidation works and re-roofing. The former agricultural outbuildings include a tobacco dryer (26 sqm) and a pigsty (38 sqm), also in need of restoration. The property is completed by 2,500 of land, which can be reclaimed and used as a garden once cleared. The farmhouse is in an extremely panoramic position, with open views over the entire valley: services are available in the nearby center of Trestina (reachable in about 10' by car), while Città di Castello is about 25' by car.

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## SUMMARY OF THE PROPERTY

**REFERENCE #:** 2341 – PORZIONE SOLFERINO

**TYPE:** semi-detached farmhouse

**CONDITIONS:** to be restored

**LOCATION:** hilly, very panoramic

**ACCESS:** unpaved road (2 km)

**INTERIORS:** 309 square meters (3,325 square feet)

**TOTAL ROOMS:** 15

**BEDROOMS:** 3+

**BATHROOMS:** 2+

**ANNEXES:** drying barn, pigsty

**MAIN FEATURES:** terracotta floor, wood beamed ceilings, stone fireplace, barn, dryer

**LAND:** 2,500 square meters (0.2 acres)

**GARDEN:** to be landscaped

**ELECTRICITY:** to be connected

**WATER SUPPLY:** private well

**TELEPHONE:** to be connected

**ADSL:** possible

**GAS:** to be connected

**HEATING SYSTEM:** to be installed

## CLOSEST CITIES AND TOWNS

Trestina (10km; 15'), Città di Castello (20km; 30'), Cortona (30km; 50'), Sansepolcro (35km; 35'), Castiglion Fiorentino (36km; 47'), Gubbio (49km; 50'), Perugia (52km; 50'), Arezzo (58km; 1h), Assisi (68km; 55'), Montepulciano (71km; 1h 25'), Montalcino (97km; 1h 50'), Florence (135km; 1h 55'), Rimini (160km; 1h 50'), Bologna (209km; 2h 20'), Rome (218km; 2h 30'), Forte dei Marmi (240km; 2h 40')

## CLOSEST AIRPORTS

Perugia San Francesco (53km; 43'), Firenze A. Vespucci (147km; 1h 50'), Bologna Marconi (210km; 2h 10'), Pisa G. Galilei (214km; 2h 30'), Roma Ciampino (230km; 2h 25'), Roma Fiumicino (249km; 2h 30')

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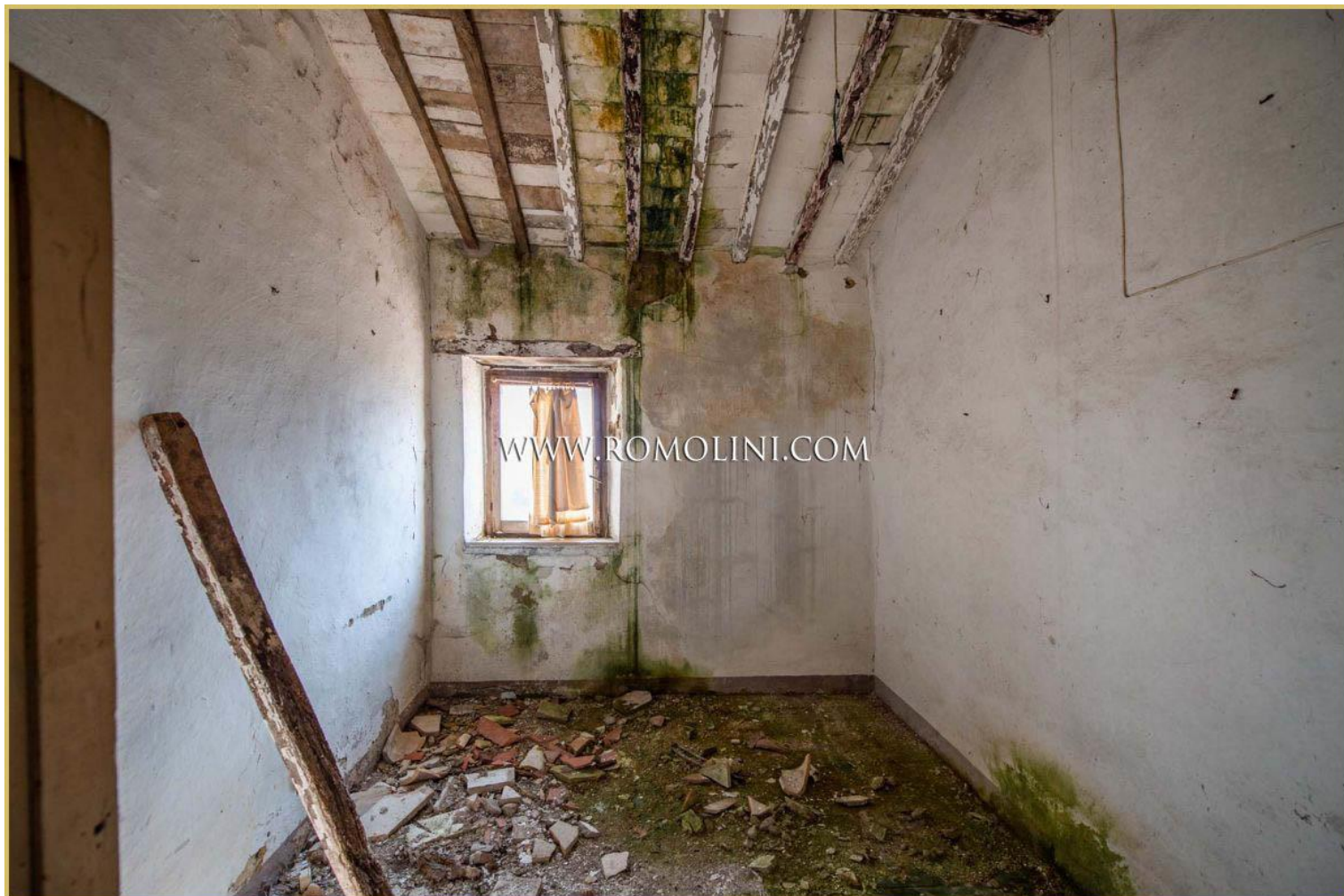








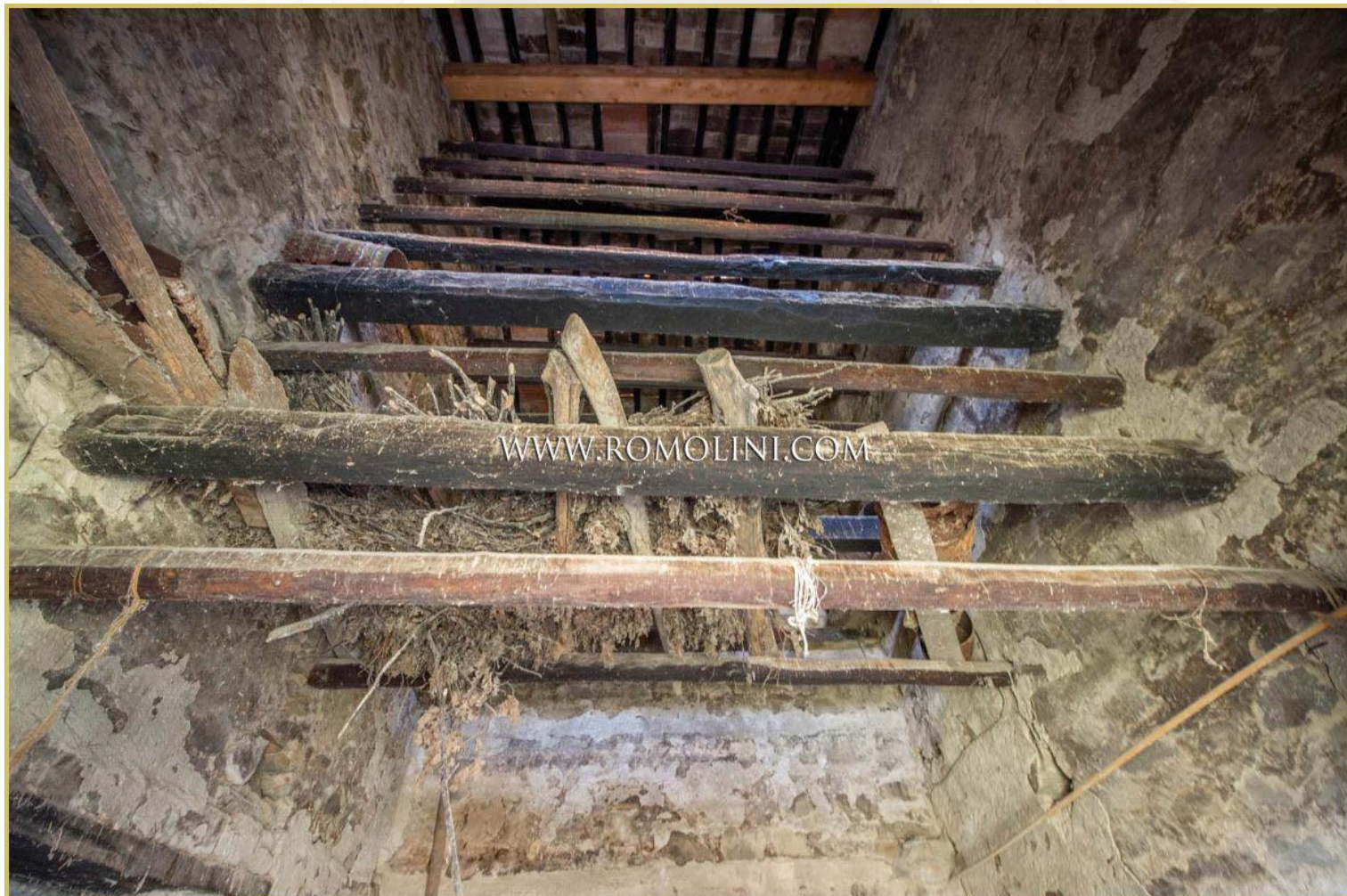




















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