

Detached house in Via di Chianni a Chianni

Country House For Sale

SANTANDREA  
luxury houses

Price: €548,000  
Bedrooms: 6  
Bathrooms: 5  
M2 Living: -  
M2 Plot: -  
M2 Terrace: -  
Address: Chianni Toscana

Chianni (Pisa) - A little more than half an hour from Pisa international airport, in the heart of the Tuscan countryside, 10 minutes from the famous Casciana's spas, and 45 minutes from the sea, for sale a characteristic renovated farmhouse with swimming pool and land.

The property, of 250 square meters, in the typical local architecture with the fenced garden of 5000 square meters, built in the late nineteenth century, but totally renovated with fine taste in 2008 it was divided into 4 units, one of which on the first floor and 3 on the ground floor, so as to make it usable for tourist rentals, or for large families who want to use the villa to stay together but each with their own freedom.

The cottage offers 6 spacious bedrooms and 4 kitchens, with the possibility of easily making it a single villa again.

The restoration sensible to the local characteristics has made it possible to better appreciate the finishes such as the exposed beams, the terracotta floors, the elegant bathrooms and the large fireplace on the first floor, that are so characteristic of the ancient residences.

Every view from each window could be a painting, and the peace that reigns, makes this property a true paradise for lucky buyers!

\*\*\* LOCATION \*\*\*

Chianni: Its 169 km<sup>2</sup> territory consisting of chestnut woods and vineyards and olive trees extends into the valley between the Era river and the Fine river. Monte Vaso and Monte Vitalba, reliefs in the municipality of Chianni, reach a height of 634 m and 675 m respectively. Chianni, a commune in the Valdera 50 km from Pisa, is a town located in an area surrounded by low mountains and oak, oak and chestnut woods.

The olive tree has been cultivated in this unchanged landscape for centuries, obtaining a quality production. Chianni is the ideal place for food and wine and landscape itineraries. Its woods are beaten by those who practice wild boar hunting, in honor of which every second and third weekend of November there is one of the oldest and most felt festivals in Tuscany, where you can eat wild boar cooked in various ways (stewed ,

roasted, with mushrooms and polenta, with olives), as well as peasant dishes prepared by local women. In October Rivalto is a destination for lovers of brown, a chestnut variety with an oval fruit that is not crushed on one side, with a thin skin and dark streaks.

## SERVICES

AEROPORTO DI PISA: 40 KM

MARE: 40 KM

FIRENZE: 84 KM

Number of rooms:9

Number of bedrooms:6

Number of baths:5

Number of terraces:1

Number of boxes:1

Concierge:No

Garden:Private

Swimming pool:Private

Heating:Autonomous

Air-conditioning:Present

Year renovated:2008

