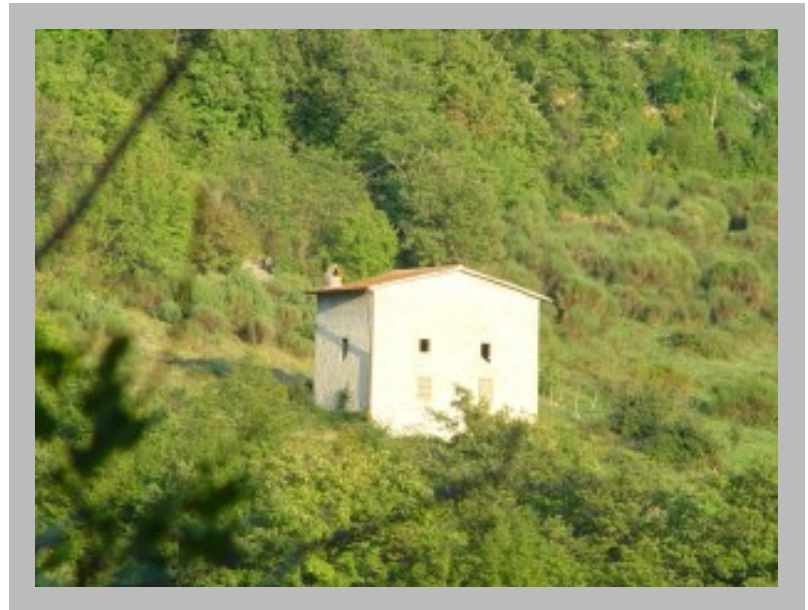




## Fienile di Piantalucci - UNDER CONTRACT



### Details

Area : 146 sq m  
Land : Yes  
Pool : Yes  
Location : 06042 Campello Sul Clitunno PG,  
Italia, Umbria  
Region : Umbria  
Bedrooms : 3  
Bathrooms : 2

### Features

Stunning Views, swimming pool, Village location, Wooden beams

### Community Features

private parking

### Description

RESTORATION PROJECT READY TO GO

Are you wanting to realise your dreams of a home in Umbria? If the wish list in your search for a property in Umbria includes:

- Peace
- Uninterrupted western views
- Birdsong and deer calls
- A hamlet community
- A pool

And a restoration project which is ready to go, then maybe this is the end of your search.

The Fienile sits in a private location, just 20 minutes from the city of Spoleto, labelled by native Italians as the Jewel in Umbria.

The hamlet includes six properties and the owners are both Italian and International.

The restoration of other houses has been completed by local architects with a passion for the distinctive idioms of rural stone buildings and they have prepared the submissions for permission which are current for the Fienile.

The hillside tranquility is a wonderful antidote

to the tensions and bustle of life in the 21st century and the sunset views are a perfect setting for an evening aperitivo.

House owners in the hamlet share the ownership and maintenance of the pool which means that costs are minimised.

Everything is ready to commission a builder and begin the process of making your very own place of retreat in this beautiful place.

The project is for a house on 3 floors, as follows: on the ground floor there is a living room with open space kitchen area, a pantry and a store room; a set of steps lead up to the first floor, where there are 2 bedrooms and 1 bathroom; a few more steps lead up to the second floor, with a master bedroom and en-suite bathroom. Outside there will be a couple of terraced areas, from where to enjoy al fresco dining and the stunning views of the Spoleto valley.

The cost of the pool is included in the house price; the cost of the restoration is not included.

The land included in the sale is approx 10 hectares, rich in black truffles which grow naturally in the area.

The hamlet of Piantalucci can be easily reached from Perugia (30 mins) Rome (2 hours) Florence (2.5 hours), and all of central Italy.

Watch the VIDEO