Gruppo Bodini
Via Casimiro, 1 - 72100 Brindisi
Phone number (+39) 0831 1628391

for Sale in Martina Franca
€ 1.499.000
Ref. CBI092-804-44375



5.350 sq.m | Bathrooms: 7 | Bedrooms: 7 | Rooms: 21

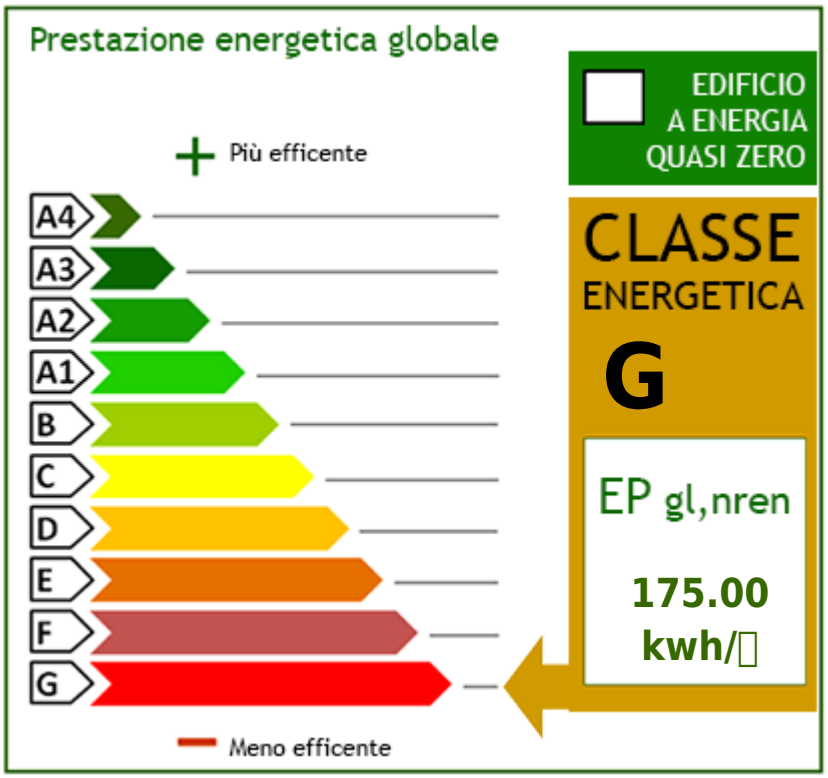
Spectacular farmhouse for sale in Martina Franca (TA), one of the main towns in its province, in the heart of the Itria Valley. This city is a major agricultural center for wine production and is best known as the venue for the Itria Valley Festival, an opera and bel canto festival. The Masseria is a true oasis of peace and tranquility immersed in the splendid Apulian countryside, offering three fully renovated accommodations derived from ancient and characteristic trulli with conical roofs. Solution 1, approximately 25 m2, consists of a comfortable living room with alcove, a bedroom and its bathroom. Next door is solution 2, the largest, measuring approximately 45 square meters and comprising a living room with two alcoves, a bedroom, a cot/crib, a kitchen, and a bathroom. Opposite the trulli complex is solution 3, the medium-sized one, measuring approximately 35 square meters with a living room, bedroom, and bathroom. Each unit features independent heating and tiled floors, and every detail has been meticulously designed to ensure maximum comfort and well-being. Next to units 1 and 2, there's another complex of four interconnected cones, used as tool sheds but left in their original state and yet to be renovated. All overlook the well-kept outdoor courtyard. Behind the living accommodations is a fully renovated lamia with access from a well-kept private garden, covered by a gazebo. Inside the lamia, we find a large dining/breakfast room at the front, with a bathroom and an anteroom completely made of stone behind it. Immediately after, a large workshop with work equipment opens onto the rear of the living quarters, and another bathroom with shower, equipped with radiator heating. Detached from the main building is another large dining room, with high, characteristic vaults, completely renovated, with ancient arches, generous size and a separate entrance, attached to a large laboratory also renovated and a small room connected to the large dairy equipped with two cold rooms and all the equipment needed for cheese processing adjacent to another technical room. Next to the dairy, on the left, is a shed of approximately 45 square meters, also used as a stable and housing for the animals for milk production. Finally, on the left, there is a large shed for collecting and covering hay. At the beginning of the complex, on the far right, is a large storage shed with a separate

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entrance and a large shutter. A second storage room, also with a separate entrance and a large shutter, also features a door inside, leading to the large dining room. Finally, the property, still nestled within the large garden, is completed by a large and spacious villa of approximately 150 square meters, renovated with a large living room, a spacious eat-in kitchen with a fireplace and a convenient adjoining closet, three large double bedrooms with panoramic views of the beautiful garden, and a large bathroom. This charming farmhouse measures approximately 5,200 square meters in total and is ideal for those seeking luxury living with spacious outdoor spaces. The outdoor spaces are equally beautiful and well-maintained, with approximately 22 hectares of lush garden perfect for strolls or enjoying the tranquility of nature under the warm rays of the Apulian sun. The location is truly privileged, just a few minutes' drive from the center of Martina Franca, with all services and amenities easily accessible. Strategically located halfway between the Ionian and Adriatic Seas, both just a few minutes' drive away. It is approximately 60 km from Brindisi Papola Casale International Airport and approximately 90 km from Bari International Airport. Don't miss the opportunity to purchase this wonderful farmhouse, a true jewel of Puglia, which will offer you the possibility of generating income and providing its guests with a unique and unforgettable living experience.

Property Informations

Zip Code: 74015	**Bedrooms**: 7
Bathrooms: 7	**Rooms**: 21
Internal condition: Excellent	**---> data_operazione <---**: 0000-00-00
---> esclusiva <---: 1	: 5836.00
: 0000-00-00	**Floor**: Ground Floor
Total floors: 1	**Current Status**: Available after the deed of sale
Garden: Private	**Sea distance**: 25.000 meter
Kitchen: Eat-in kitchen	



















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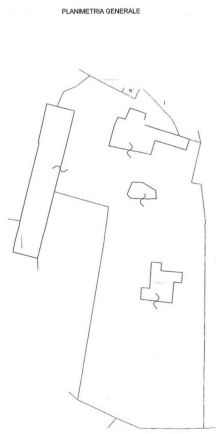
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