



Historical villa: for Sale in Perugia

Centro storico

€ 2.490.000

Ref. CBI134-2923-222



1.420 sq.m | Bathrooms: 6 | Bedrooms: 5 | Rooms: 14

PROPERTY DESCRIPTION

In one of Perugia's most exclusive, green, and private areas, just minutes from the historic center, stands this extraordinary historic villa surrounded by approximately 22,000 square meters of fully fenced private park, a true oasis of peace and absolute privacy. Built in the early 1970s as a prestigious residence for a well-known Umbrian entrepreneurial family, the property was designed to welcome and impress, with elegant spaces perfectly connected to the magnificent surrounding park.

INTERNAL COMPOSITION

The villa is spread over three levels.

The ground floor is dedicated to reception: an elegant entrance leads on one side to the utility area with kitchen and pantry, on the other to the large central hallway with high ceilings, which opens onto bright living rooms overlooking the garden.

Recently renovated, this level has been enhanced by a spectacular panoramic glass veranda overlooking the terraced park, full of centuries-old trees and olive trees.

Here you'll find the study-library, the living room with a pietra serena fireplace, and a scenic living area ideal as a cinema room and dining room with a unique view of the garden.

On the first floor, entirely dedicated to the sleeping area, there are 5 bedrooms, including two large suites with en suite bathrooms and



wardrobes.

The master suite, adorned with a fireplace inspired by the famous "Bacio Perugina," is an iconic feature of the property. Some rooms also feature panoramic terraces with breathtaking views of Perugia's historic center.

The lower floor houses the technical rooms, storage areas and a wine cellar.

OUTDOOR SPACES

The grounds are extraordinary: it's extremely rare to find-just minutes from the city-a private park of over 2 hectares, terraced and perfectly maintained, complete with a scenic swimming pool, solarium, relaxation areas, and a separate annex currently used as a pool changing room.

With approximately 100 square meters of available space, it's possible to create a high-impact guest house.

The property includes a lemon house with multiple potential uses.

Two automated driveways provide convenient and scenic access to the villa.

HISTORICAL NOTES

This home was born from the genius of Busiri Vici, an architect of visions, called upon to imagine a refuge for the Buitoni lineage, pioneers of the pasta that perfumed the tables of the world.

In the 1970s, within these walls, the destinies of the Buitoni empire and the sweet legend of Perugina intertwined. In homage to Luisa Spagnoli-a woman of elegance and revolution-the famous "Kiss" fireplace was sculpted, the symbolic heart of a suite that still today evokes the immense flavor of a sentiment transformed into an icon.

Since then, this villa has been a theater of affections, visions, and passions, inhabited by generations who have guarded it as a legacy of the soul rather than of stone.

Men destined to make history have walked its rooms-Gianni Agnelli, Silvio Berlusconi-guests of a place that is not just architecture, but living memory, private poetry, eternal Italian elegance.

Certification

Energy Class: G

Property Informations

Zip Code: 6100

Bedrooms: 5

Bathrooms: 6

Rooms: 14

Internal condition: Excellent

---> data_operazione <---: 0000-00-00

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Floor: Building

Total floors: 3

Parking space: Covered

Date of construction: 1967

Current Status: Available after the deed of sale

Balconies: Present

Terrace: Present

Garden: Private

Kitchen: Eat-in kitchen

Garage: for two cars











Best Properties

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