



Historical villa: for Sale in Modena

Tre Olmi

€ 1.960.000

Ref. CBI145-2795-361



1.413 sq.m | Bathrooms: 4 | Bedrooms: 5 | Rooms: 20

Modena - Three Elms

Historic Villa - Large Park - Orchard - Divisible

Nestled in the quiet Modena countryside, just minutes from the city center, we offer for sale the charming Casino Montanari, a prestigious historic villa of exceptional architectural and landscape value.

The property extends over a complex of rare beauty consisting of a main villa of approximately 860 square meters, surrounded by a magnificent 6,000 square meter park filled with tall trees and ornamental shrubs, as well as a 7,600 square meter orchard, partly cultivated as a vineyard.

The main body of the residence dates back to the late 19th century. The building is a refined example of a 19th-century Modenese suburban villa, characterized by a sober and harmonious elegance, enhanced by refined neoclassical touches.

The grand interiors are distinguished by their generous size and soaring ceilings. These extraordinarily charming rooms preserve original stucco decorations, allegorical statues, and frescoed ceilings, testaments to a priceless artistic heritage.

The villa has a double entrance, a feature that, together with the distribution of space, offers the possibility of dividing the property into two independent residential units, making it ideal both as a prestigious private residence and for multi-family solutions or high-end hospitality projects.

The long, tree-lined driveway is particularly scenic, offering a striking and prestigious entrance.

An exclusive and unique residence, where history, art, and nature blend in a setting of rare elegance and great charm.

Prime Properties



(Document not binding for contractual purposes)

Certification

Energy Class: F

Property Informations

Address: Strada Barchetta

Zip Code: 41123

Bedrooms: 5

Bathrooms: 4

Rooms: 20

Internal condition: Good

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

---> **esclusiva** <---: 1

: 2548.00

: 0000-00-00

Floor: Multilevel

Total floors: 2

Parking space: Covered

Date of construction: 1800

Current Status: Available after the deed of sale

Garden: Private, 5.890 sq.m

Kitchen: Eat-in kitchen



Prime Properties

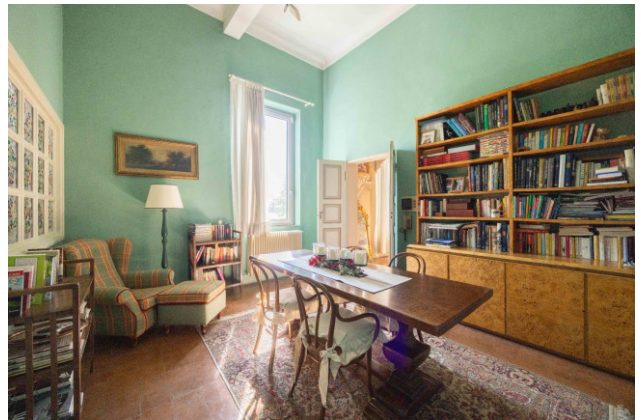
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