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€720,000

Estate With Villa & Stables for 8 Horses Val D Intelvi Lake Como



- 3 bed / 3 bath villa
- Large estate with 320 sqm villa
- Separate 1 bed guest apartment
- 46,000 sqm grounds
- Horse stables
- Garage
- Fireplace
- Outbuildings
- Sunny Position
- No lake view

Unique & extensive estate with Villa and horse stables. 3 bed / 3 bath 320 sq m villa dating from 1657 in perfect condition with 46,000 sq m of woodland, meadows, garden & terrace. The property also benefits from a 1 bed guest apartment, horse stables, fireplaces.



Estate With Villa & Stables for 8 Horses, Val D Intelvi

Lake Como: Unique and extensive estate including a 4 bedroom Villa immersed within beautiful grounds with private horse stables – Argegno

Located in the beautiful Val D'Intelvi behind the lake side village of Argegno we offer a wonderful opportunity to purchase a large estate comprising extensive grounds, a large beautifully presented villa and horse stables.

The 320sqm villa, originally dating from 1657, is disposed over 2 levels and sits within wonderful grounds of 46,000sqm including woodland, meadows, garden and terraces. The villa is accessed via private road lined with mature pine trees.

Ground floor – Entrance from portico, living room with beautiful fireplace and door directly into garden, generous double kitchen with pizza oven and fireplace plus dining room and direct access onto a sun filled terrace with sun awning, guest bathroom, laundry. In addition at this level is a separate guest apartment with lovely double height living room, kitchen, mezzanine level, double bedroom and bathroom.

First Floor – A generous stair leads from the lower sitting room to the upper level where an additional three double bedrooms and two bathrooms are located.

The house is sold in perfect condition with a number of delightful features such as the large fireplaces, exposed timber ceilings and beautifully decorated doors and arched doorways.

Externally the villa sits within a fabulous estate of almost 46,000sqm. 20,000sqm of which is a well maintained mixture of gardens, meadows and stables. There are a number of outbuildings within the grounds including a wonderful covered portico offering the opportunity for large family gathering or parties, stables for up to 8 horses, a large outbuilding currently used for storing the machinery require to maintain the grounds (which could be used as garaging) and additional animal outbuildings.

Although there is no lake view from the property the views of the surrounding mountains and grounds more than compensate.

The property occupies a tranquil position with all day sunshine and is a 10-15 minute drive into the popular lakeside village Argegno.

More information on request.

Price €720,000 (plus 3% marketing/agency fee, plus VAT on marketing/agency fee)

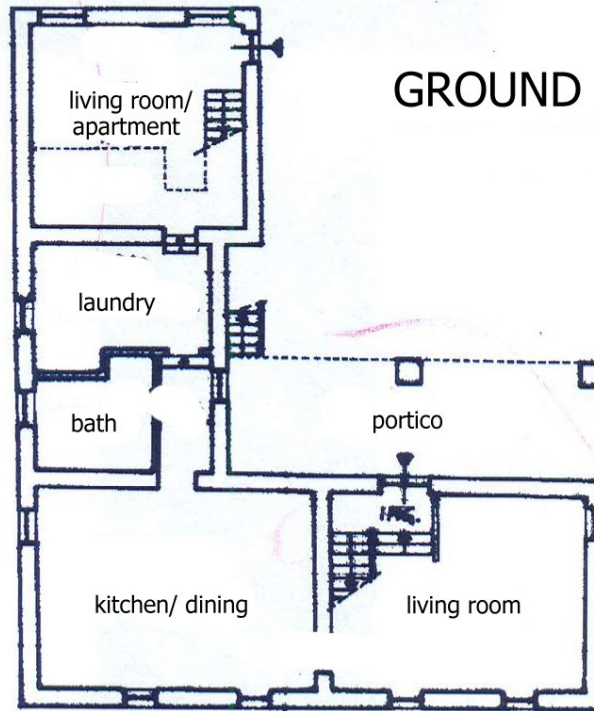
International Horizons have a well established team of British colleagues living and working exclusively on the Italian Lakes, who provide a professional, efficient and proactive approach to purchasing properties in Italy, including (if required), a comprehensive architectural and refurbishment service.



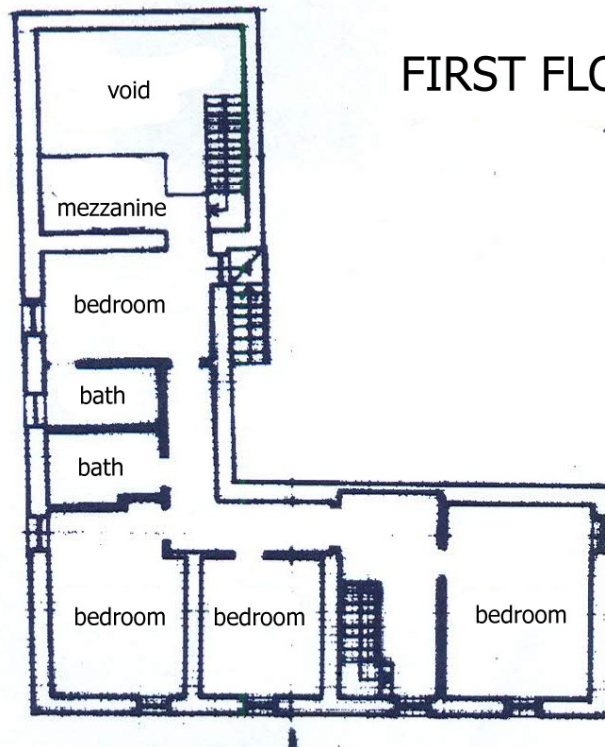








GROUND FLOOR



FIRST FLOOR



VIEWING BY APPOINTMENT WITH AGENTS INTERNATIONAL HORIZONS

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

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Written quotations available on request. All loans secured on property. Life assurance is usually required.