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*The key to your home in Italy*

# CASA ANAISE

Tuscany, Florence, Montaione

**€ 60,000**



**Bedrooms: 2**

**Garden: Yes**

**Garage: Yes**

**Parking: Yes**

**Floor Area: 120 SQM**

**Within 1 hour Of an airport: Yes**

**Close To amenities**



Semi-detached stone house in a small village comprising ground-floor kitchen-dining area, plus large laundry and storage room, and on the first floor 2 bedrooms, a sitting area and 1 bathroom.

Outside the kitchen is a sunny patio, and at the back of the house there is a private garden.

Car parking in front of the house.

The house needs renovation of the interiors. The roof has been redone in 2010 as well as the drainage.

The village offers a choice of two restaurants, a coffee bar and a small grocery store. The Castelfalfi Golf and Spa Resort is on the doorstep offering a number of courses for all standards and with spa, shopping and dining facilities as well as a number of social events. (<https://www.castelfalfi.com/>). The wider area hosts some of the most beautiful historic buildings which have been superbly restored and epitomise the Tuscan character. There are also some excellent restaurants in the vicinity such as the popular Osteria San Vivaldo, with a cheerful atmosphere and authentic local food and a good wine 'della casa'. Good access from Pisa airport, within an hour. The quality of this home, together with the excellent location means that this is perfect for home or rental options.

Distances: Castelfalfi (Golf and Spa Resort) 8 km, San Gimignano 20 km, Volterra 20 km, San Miniato (main train station) 40 km, Castiglioncello (beaches) 50 km, Pisa (airport) 60 km, Florence 60 km, Siena 60 km, Lucca 60 km.







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## **L'Architrave Immobiliare Unipersonale srl**

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