



Rif. 0847



Lionard S.p.A.

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Lazio Rome

Luxury house for sale in Olgiata



DESCRIPTION

This luxury house with pool for sale is located inside the district of Olgiata, an exclusive residential area just a few kilometres from Rome city centre.

This luxury estate is surrounded luxuriant green area protected and kept under surveillance and particularly appreciated for its Golf Club, the Olgiata Riding Club and for the Country Club.

This splendid villa is positioned on top of a small hill which therefore benefits of a splendid view and total privacy, surrounded by a typically Mediterranean 6,500 m2 garden, with oaks, laurels, boxwood, cypress, holly oaks, pine trees and jasmines, plus a sunburst shaped vegetable garden and a characteristic Mediterranean shrub with aromatic herbs.

This charming garden also features a 78 m2 cement, infinity swimming pool with hydro massage decorated with mosaics and travertine marble edges. Here we also find comfortable relaxation areas,

perfect to enjoy warm summer days in the open air, plus an outdoor dining area shaded by a pergola.

This luxury property in Rome is constructed on three levels, one of which in the basement and features large bright halls with fine furnishings, five bedrooms with en-suite bathrooms, large terraces with a view and a game room. Refined finishes are visible in all rooms with terracotta, marble and wooden floorings and other precious materials.

In the heart of the Olgiata quarter, this property is ideal for those wanting to live in Rome but also in a quiet and exclusive green area, provided with all desirable facilities.

TECHNICAL DETAILS LOCATION

Lazio. Rome is the capital of Italy. Eternal city, full of history and charm. It is the heart of ancient civilizations, the capital of the Roman Empire, birthplace of the Latin language: no other city in the world contains so much history in one place.

The territory offers a wide range of different sceneries and natural features. The monuments and places of interest within the city are endless: the Colosseum, the Imperial Forum, the Pantheon, St. Peter's, St. John Lateran and the Capitol. Various historical buildings, the beautiful fountains, charming squares, historic arches, old bridges and much more.

There are many exclusive streets, VIP areas, wonderful luxury villas, elegant luxury apartments, beautiful buildings of great value. Exclusive properties that we also find on the outskirts, surrounded by the luxuriant vegetation of the soft Lazio hills and just a short distance and from the eternal city of Rome all it has to offer.

Region: Latium

Province: Rome

Type: luxury villa with pool

Internal surfaces: 525 m2

External surfaces: 6,500 m2



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Porches and terraces: 90 m2

3 floors

Ground floor: entrance hall, hall, lounge, dining room, kitchen, guest bathroom, master bedroom with open fireplace and en-site bathroom.

First floor: 3 bedrooms with en-suite bathroom, sitting room with open fireplace, 4 terraces

Basement floor: large office room, bathroom, bedroom, laundry, cellar, depot, technical room – two double garages (50 m2)

Swimming-pool: 13x6x2.8 m

Latium – Roma: Rome Great Ring Junction 7 km - Roma Fiumicino International Airport 40 km - Ciampino Airport 40 km – Tyrrhenian coast 30 km – Lake of Bracciano 10 km

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Price: 1,950,000



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PROPERTY PHOTOS



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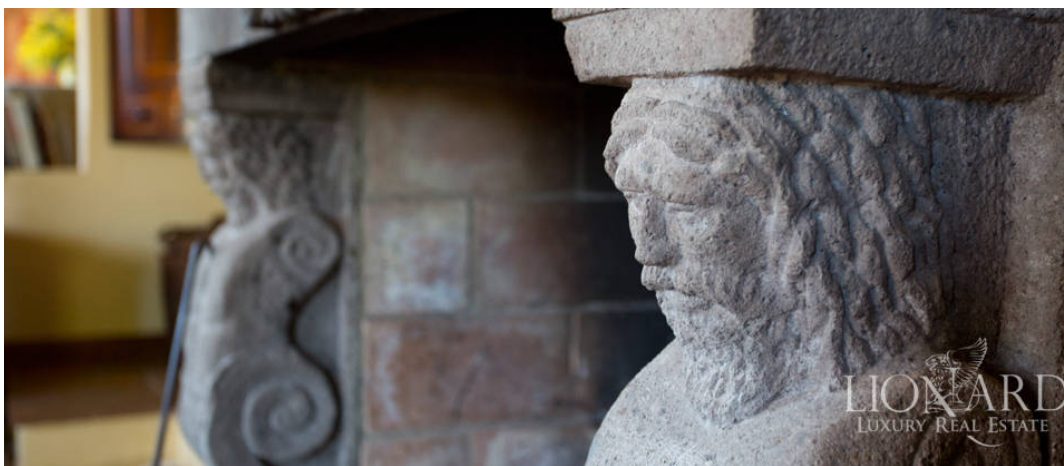
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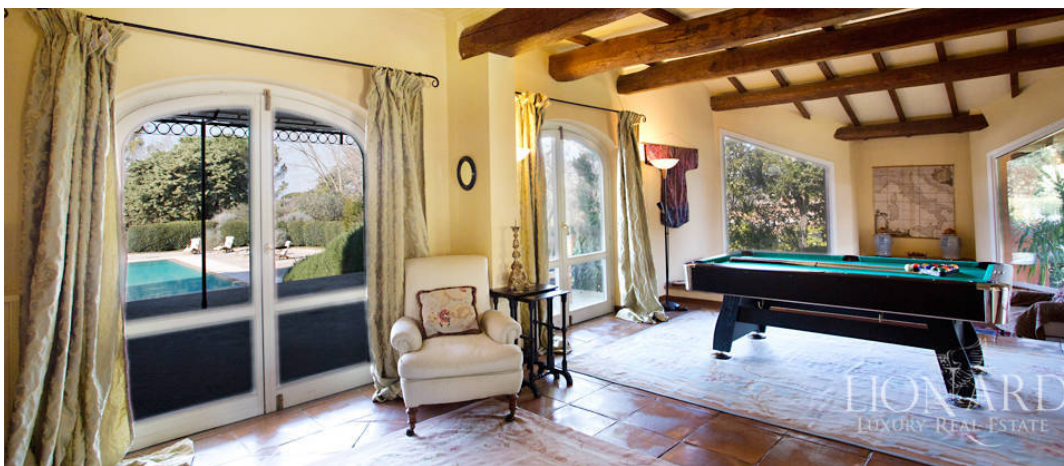


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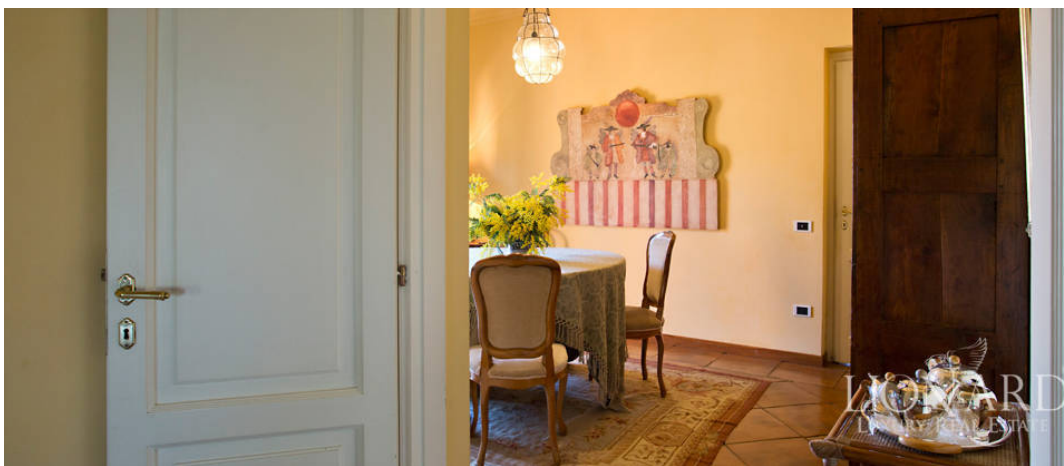
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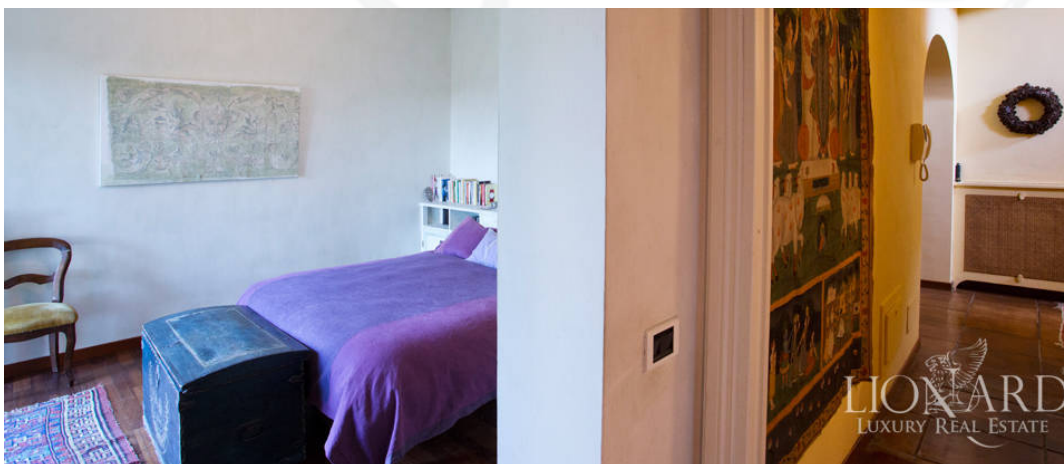
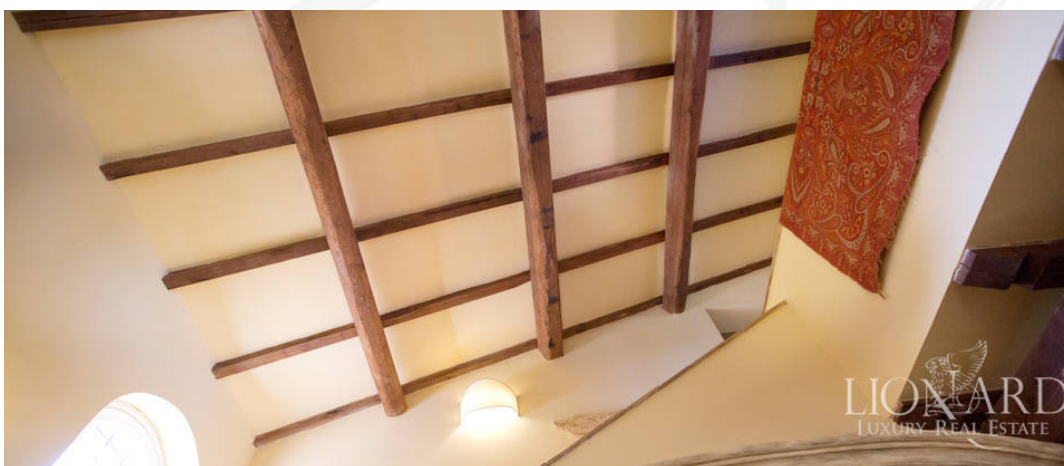


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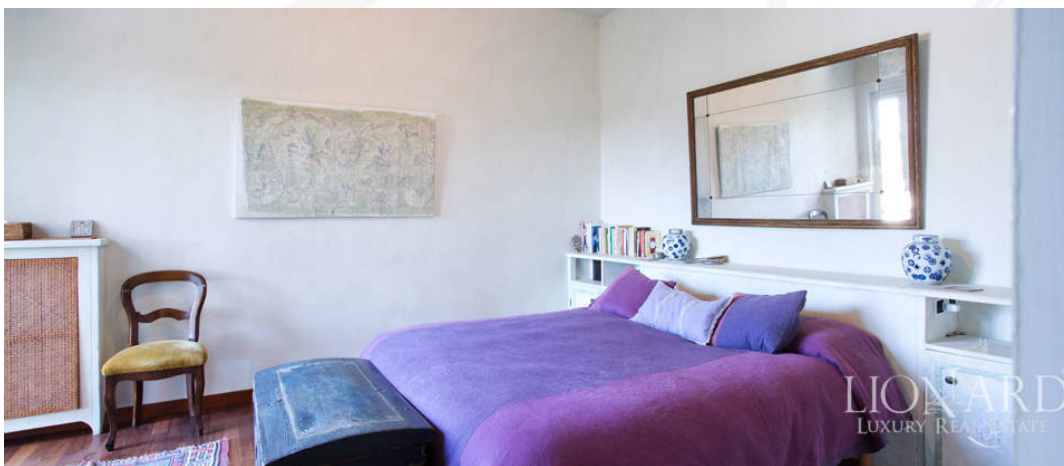


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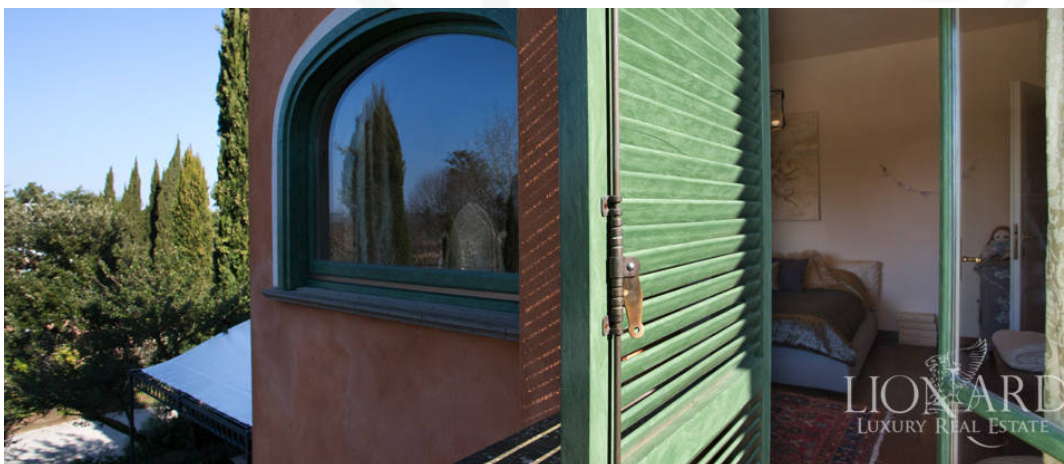
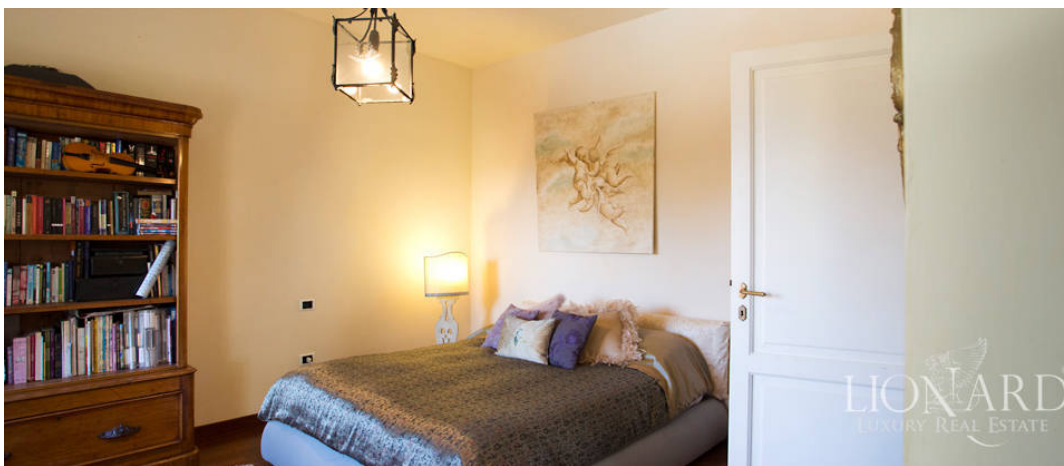


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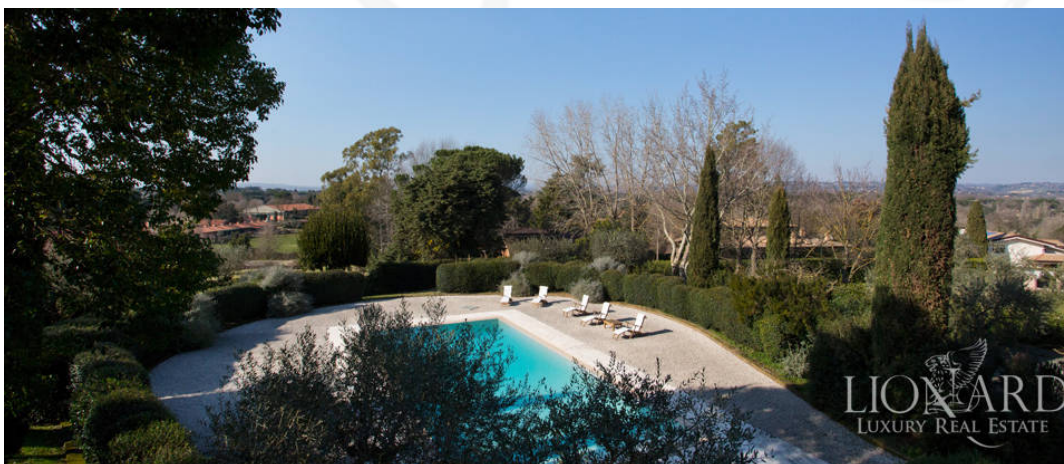


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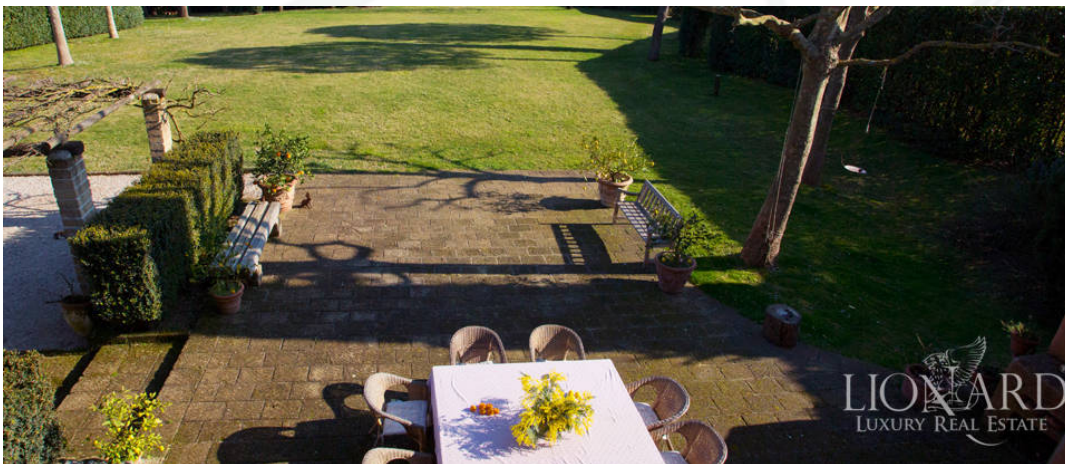


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