



Montelupo Fiorentino

FI - Toscana

€ 198.000

Lovely townhouse located in the heart of the charming town of Montelupo Fiorentino

Wonderful two-level townhouse with a small cellar, front yard and a large terrace, located right in the town center. On the ground floor of the 90 sqm home, we find a lovely, spacious living room, a dining room connected with a kitchen, and access to the large terrace, with plenty of room for enjoying meals and relaxing on sunny days. On the first floor there are two bedrooms, one with a large bathroom ensuite and the other one with a powder room. The facade has recently been completely renovated, and the house is in good conditions. There are many interesting details and it is obvious that the place has been cared for by the current owner. The property is located within a part of Montelupo Fiorentino, where traffic is limited. It is allowed to drive up to the house to load and unload, and there are several parking spaces nearby.

1930	3	2	2	5	16	94	

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23/4/2024

REF. NO.
CH 273

PROPERTY TYPE
Town house

GENERAL INFORMATION AND ADDITIONAL BENEFITS

The facade was recently renovated, and the house is in good conditions, making it move in ready.

Many characteristic details, such as the small wine cellar, which has been carved directly into the ground beneath the house.

The small front yard and the large terrace makes it possible to enjoy the sun all day.

Great division of spaces, with the two bedrooms and bathrooms upstairs, and the living areas all connected. You access the terrace from the kitchen/dining area, making it easy to enjoy your meals outside when the weather allows it.

SURROUNDING AREA

The property is located in the very heart of the town of Montelupo Fiorentino, famously known for its beautiful ceramics.

Montelupo offers everything from shopping opportunities, restaurants, coffee bars, a weekly market, pharmacy, banks etc. as well as a train station with departures for Florence and Pisa several times throughout the day.

Famous towns and cities such as Florence, San Gimignano, Vinci, San Miniato, Siena, Volterra and Pisa (just to mention a few) are all less than an hour's drive away.

A great property for those who are looking for a place with all services and attractions nearby, as the location is the perfect starting point for excursions to all of Tuscany, with the FI-PI-LI expressway nearby and just a short drive to reach the motorway.

The townhouse is located only a five-minute walk from the train station, and it is therefore not even necessary to have a car to get around when staying there.

A good investment opportunity for tourism rentals.

PROPERTY INFORMATION

Location	Montelupo Fiorentino
Province	FI
Region	Toscana
Property type	Town house
Year built (estimated)	1930
Year restored	
Surface area (sqm)	16
Living space (sqm)	94
Levels	3
Bedrooms	2
Bathrooms or half bathrooms	2
Balcony	Yes
Terrace	Yes
Basement	Yes
Garden	No
Swimming pool	No
Parking	No
Primary heat source	
Energy label (EU)	
Height above sea level (meters)	35
View	City/town
Access road to property	Paved road
Distance from main road (meters)	50
Nearest airport	Firenze
Distance to nearest airport (km)	23
Nearest grocery store (km)	0
Nearest restaurant (km)	0
Cities nearby (less than 1 hour)	Firenze, Pisa, Empoli, Siena