Alfano Real Estate S.r.l.
Roccasecca-Fr-via Casilina nord,29 - 03038 Roccasecca (FR)
0776566289--077623036

typical historical house for sale in Roccasecca
Price on Application
Ref. AC99-149-1821



150 sq.m. | Bathrooms: 1 | Bedrooms: 4 | Rooms: 6

"Clear House"
In the heart of Roccasecca's historic center, in the picturesque San Francesco area, we offer for sale a charming historic home boasting spacious rooms, authentic character, and, above all, extraordinary panoramic views of the entire valley and the medieval village.
The house is spread over three levels, with large, well-distributed rooms that offer multiple possibilities for use.
Access to the living area is via a comfortable internal staircase leading to the first floor, where we find a bright and spacious living room, embellished with an open view of the valley, perfect for enjoying moments of relaxation in a charming atmosphere.
Next to the living room is a kitchen, also particularly bright, which can easily be organized as a functional kitchenette.
This level is completed by a practical storage room created in the space under the stairs, useful for storing everyday objects and accessories.
Going up to the second floor you reach the sleeping area, consisting of four large bedrooms, all characterised by pleasant natural light and featuring balconies overlooking the rear of the house.
One of the bedrooms is currently used as a study, but could easily be converted into a bedroom, depending on your needs.
It is precisely at the rear that the property reveals one of its most fascinating aspects: a breathtaking panoramic view, encompassing the valley, the surrounding landscape and the evocative profile of Roccasecca, with its historic Borgo

Castello and the imposing presence of the Castle of the Counts of Aquino.
A scenario that accompanies everyday life and makes these environments particularly pleasant to live in.
On the same level there is a bathroom with a bathtub.
On the ground floor, there is another room with an antique feel and rich character, housing a traditional wood-burning oven and a fireplace, elements that recall the history and traditions of homes of the past.
From here you access the outdoor spaces, where the panorama once again takes center stage.
A terrace overlooking the rear offers a splendid view of the valley and the historic village, making it the ideal place to relax in the open air, organize family lunches, or simply enjoy the tranquility of the landscape.
Completing the property is a lovely terraced garden, intimate yet charming, adorned with several olive trees and fruit trees that contribute to an authentic and pleasant atmosphere. Within the garden are also two storage rooms, currently in need of renovation, offering further potential for renovation and, depending on the needs and characteristics of the rooms, could be converted into cellars, utility spaces, or other ancillary uses.
The house retains a structure in excellent condition and features double-glazed aluminum window frames and new shutters, elements that represent added value.
The interior spaces, while still habitable overall, retain the finishes and features of a bygone era and are ideal for renovation, offering the opportunity to breathe new life into the spaces without sacrificing the home's original charm.
A house that retains the charm of tradition and offers the opportunity to imagine a new chapter, amidst evocative views, living spaces, and the timeless authenticity of the historic village of Roccasecca.
For information and/or visits call 0776566289 or 3487607909. For English speakers: 00393348094290.

Features

Code: AC99-149-1821	Reason: Sale
Categoria: typical historical house	Address: Via Mascellara, 24
Zip Code: 3038	Municipality: Roccasecca
Total Square Meters: 150 sq.m.	Bedrooms: 4
Bathrooms: 1	Rooms: 6
State of Preservation: Good	Level: Buildings
Total Floor: 2	Balconies: Present
Terrace: Present	Garden: Private, 140 sq.m.
Kitchen: Kitchenette	Terrace
Tv Antenna : Autonomous	Tv SAT : Autonomous
Closet	ADSL Coverage
Cellar	Fastweb Coverage
Fireplace	Telephone System
Shower	Aluminum Frames

Nearby

Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
High Schools	Cafe

Post Offices	Shopping Centers
Municipal Offices	



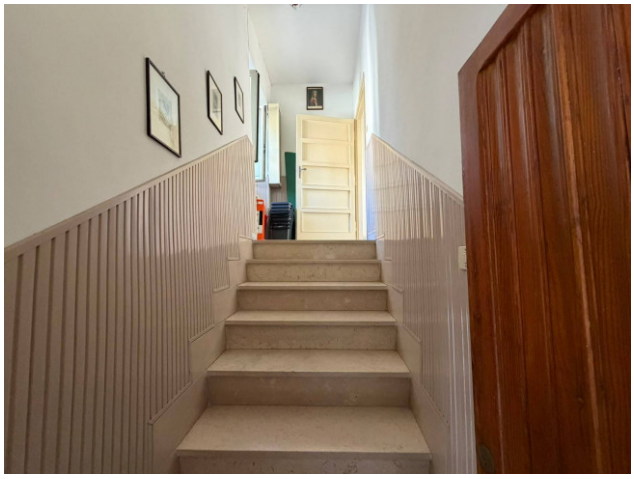














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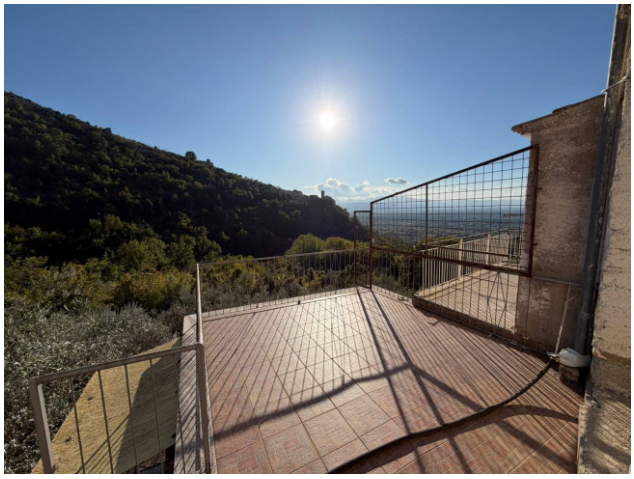






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