

Farm for sale in Montalcino

€ 1.450.000 negotiable

Ref. P1095



640 sq.m | Rooms: 15

Farm for Sale in Montisi (Montalcino) - 60 Hectares, 2 Stone Farmhouses to Restore

Located in an exclusive position on the Sienese hills, just a short drive from Montalcino, Pienza and Montepulciano, we are pleased to offer for sale a prestigious **Tuscany agricultural estate** of approximately **60 hectares**. The property comprises two picturesque **stone farmhouses** in need of complete restoration (260 sqm and 380 sqm), plus numerous agricultural outbuildings that can be converted into an agritourism facility or stylish country homes. Thanks to its ideal orientation, the estate enjoys an **unrivalled panoramic view** over the breathtaking Tuscan countryside and the charming village of Montelifrè.

- **Estate Size:** Single, contiguous 60 ha parcel, divided into mature woodland, approximately 38 ha of arable land, and scattered olive groves
- **Farmhouses:**
- **Main farmhouse:** 380 sqm, traditional Tuscan stone structure; roof and floors require full renovation
- **Second farmhouse:** 260 sqm with adjoining outbuildings, also in need of complete restoration
- **Olive Grove, Woodland & Arable Land:** Scattered centuries-old olive trees, open fields ideal for cultivation, and extensive woodland perfect for firewood production
- **Strategic Location:**
- 10 km from Montalcino (famous for Brunello wine)
- 25 km from Pienza (the "Ideal City" of the Renaissance)

- 30 km from Montepulciano (renowned for its Vino Nobile)

This **Tuscany fixer-upper farm** represents a once-in-a-lifetime opportunity for investors or enthusiasts of organic farming, luxury agritourism, or anyone dreaming of a rural retreat immersed in nature. Its proximity to major transport routes and the artistic jewels of the Val d'Orcia makes it equally suited for wine-tourism hospitality ventures.

Key Features

- **Type:** Agricultural estate with rural assets
- **Land Area:** 60 contiguous hectares encompassing olive groves, woodland, and arable land
- **Condition:** Requires full renovation
- **View:** Panoramic vistas over the rolling Tuscan hills

Certification

Energy Class: G

Property Informations

Rooms: 15

State of Preservation: Be Restored

Nearby

Playgrounds	Public Transport	Kindergarten	Elementary Schools
Cafe	Post Offices	Theater	Restaurant
Atm	Supermarket	Pharmacy	



SOLE DI TOSCANA

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