


Rif: CML031

Spacious House with Private Terrace and Shared Pool

Euro 395000



Cortemilia

Among the rolling hills of the Langhe, where vineyards intertwine with hazelnut groves and the air is scented with tradition, stands Cascina Crema: an ancient hamlet brought back to life. Here, every stone and every corner tells a story, and time seems to flow more slowly, offering authentic and profound emotions.

Within this timeless setting lies Casa Carlin, a home that preserves the original charm of Langhe residences. Solid brick vaults, exposed wooden beams, and stone walls create warm and evocative spaces, where traditional elegance meets modern comfort. The large kitchen and living room on the ground floor form the vibrant heart of the house. On the first floor, three spacious bedrooms, two bathrooms, a balcony, and a terrace await; the second floor features an additional two bedrooms, two bathrooms, a balcony, and a romantic covered terrace with views of the surrounding landscape.

Outside, the hamlet unfolds like an oasis of wellbeing. The panoramic swimming pool, 14 × 20 metres, seems to merge with the horizon of the hills, offering moments of pure wonder. Shaded, quiet corners invite meditation or reading, while for the little ones there is a playhouse, swings, and adventure areas. Adults can challenge each other at billiards, table tennis, or table football, or enjoy the basketball and volleyball courts.

And then there is the magic of the wood-fired ovens: the oldest, over a century old, continues to tell traditions, turning every pizza or freshly baked bread into a ritual that unites and leaves lasting memories.

With 220 m² over three floors, 5 bedrooms, and 4 bathrooms, Casa Carlin accommodates up to 11 guests, offering intimate, private spaces alongside areas designed for conviviality. It is more than a house: it is a refuge for the soul, a place where stone, wood, and light create harmonies that enchant everyone who enters.

Here, in the heart of the Langhe, beauty becomes an everyday experience.

DETTAGLI IMMOBILE:

Stato Immobile:	Ristrutturato
Camere:	5
Bagni:	4
Posizione:	In borgata

Indipendenza Sui Lati:	Su 3 lati
Indipendenza Verticale:	Da terra al tetto
Orientamento Facciata Principale:	Sud
Grado Di Luminosità:	Molto luminoso
Grado Di Silenziosità:	Silenzioso
Utenze:	Acqua, Elettricità, Gas
Superficie Totale Mq:	280 mq
Superficie Abitabile Mq:	220
Classe Energetica:	in corso
Tipo Di Riscaldamento:	Riscaldamento autonomo
Altre Caratteristiche:	Posto auto, Tavernetta, Balconi, Terrazzo, Cortile, Piscina
Opportunità Turistiche In Zona:	Trekking, Mountain-bike, Enogastronomia
Morfologia Terreno:	Pianeggiante
Tipo Di Terreno:	Bosco
Orientamento Terreno:	Nord
Primo Centro Abitato:	65 km
Mare:	56 km
Aeroporto:	96 km Genova
Locali:	6
Numero Di Piani:	3

