

**Rif: PRN001**

Charming stone house with garden

Euro 190000**Prunetto**

In a small and quiet hamlet in the Alta Langa, in a setting of other stone buildings already renovated or in the process of being renovated, we offer for sale a Langa stone house containing two apartments, a tavern, porch, shed, storage room, cellar and garden.

The main apartment consists of a living room with kitchenette and fireplace, two bedrooms, living room, and panoramic terrace, as well as a small tavern with kitchenette and laundry room on the ground floor.

The second apartment features an entrance to living room with kitchenette, bedroom and bathroom. Heating is by wood-burning fireplaces and stoves and in some rooms by electric convectors.

The renovation is recent and was conducted with the utmost respect for the original architecture and materials, giving the property a traditional character.

Prunetto is a small town in Alta Langa, equipped with small, quaint locales, trattoria and basic stores. The beaches of Liguria are less than 60 km away.

DETTAGLI IMMOBILE:

Stato Immobile:	Renovated
Camere:	4
Bagni:	3
Altitudine:	745
Posizione:	In the township
Indipendenza Sui Lati:	On 3 sides
Indipendenza Verticale:	Ground to roof
Orientamento Facciata Principale:	West
Grado Di Silenziosita:	Silent
Utenze:	Water, Electricity
Materiali Di Facciata:	Stone
Superficie Abitabile Mq:	200
Accessibilita:	Paved municipal road
Altre Caratteristiche:	Garden, Fireplace, Courtyard, Terrace, Balconies, Winery, Tavernetta, Parking space, Portico
Opportunita Turistiche In Zona:	Food and wine, Mountain-bike, Trekking

Tipo Di Terreno:	Meadow
Orientamento Terreno:	West
Primo Centro Abitato:	2.5 km Prunetto
Mare:	60 km Savona
Numero Stanze:	9

