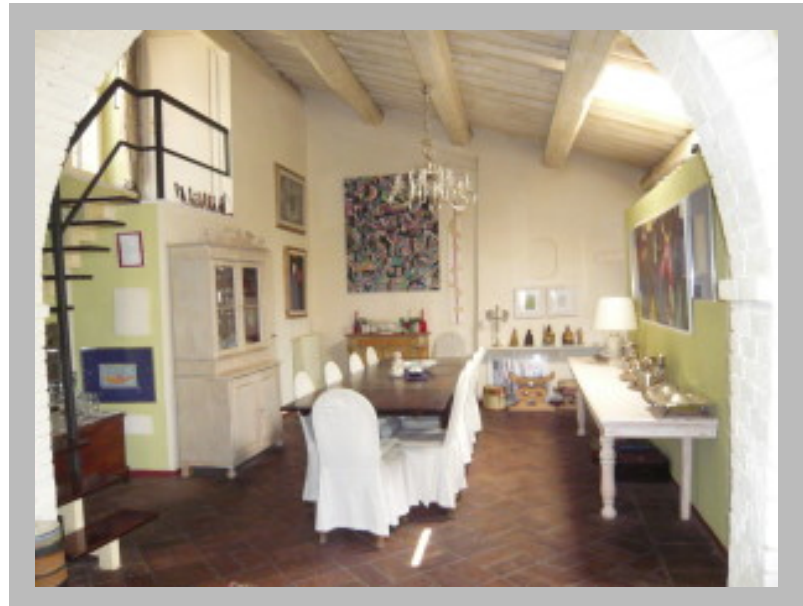




## Casa Costarella Trevi



### Details

Price : 750.000€  
Area : 398 sq m  
Land : Yes  
Pool : Yes  
Location : 06039 Trevi PG, Italia, Umbria  
Region : Umbria  
Bedrooms : 5  
Bathrooms : 5

### Description

Casa Costarella is situated in the beautiful historic town of Trevi in Umbria. The house is a ten minute walk from the town centre and overlooks the Umbrian Valley. It is also along the route of the hiking paths called the Olive Grove path and the Via Francigena, hiking trails that will take you to the neighboring villages or even all the way to Spoleto, Assisi and Rome.

The property is a converted former oil mill on two stories plus a mezzanine floor, and is the larger portion of a complex lived in by people of various nationalities that form a friendly small community of neighbors. The house is composed as follows: access is via a large door on street level into a courtyard where there is a covered parking space, a few steps lead up to the first level that is also the level of a large terraced garden with lots of aromatic plants, very nicely landscaped. A small gate to the right leads to the terraced area immediately outside the house, where there is a patio with a large table for al fresco dining, and other outdoor activities such as a barbecue area. The main door leads directly into the spacious, high-ceilinged, open space living room and an arch leads into the dining room and kitchen. Up some steps from the

### Features

Close to Shops, Stunning Views, swimming pool, Village location, Wi-Fi, Wooden beams

### Community Features

garden fenced in, pizza oven, private parking

dining room is a small bathroom. On this same level there is a small laundry room, two study rooms (that could be turned into additional bedrooms, if necessary) and a cosy sitting room with a fireplace; a few steps in one of the study rooms lead up to a small mezzanine floor where is another study room / bedroom. A set of steps off the living room lead down to the ground floor, where the old mill used to be. A big wheel outside the house is one of the remaining features of its former use. On this level one can see how the house is built on the rock as this has been kept in view, creating a very pleasant effect. On the ground level, a hall opens onto a spacious study room (also a bedroom) with an en suite bathroom, 3 bedrooms (2 of which with a walk-in closet), 2 bathrooms and a store room. The whole house has been used over the years as an artist's studio, and the owner's works of art are being displayed throughout the house.

Outside in the 1,845 sq m terraced garden, all fenced in, is a 3 m x 17.50 m lap pool, and a further covered sitting area. The surrounding hills are filled with hiking trails among the silvery green olive groves. The house lies in the verdant heart of Italy's olive oil producing area. The property is in a strategic position to reach the whole of Umbria: the town of Spoleto lies twenty minutes away, within easy drives one can visit the famous hill towns of the Umbrian Valley, such as Montefalco, Bevagna, Assisi, Perugia, Todi, and Orvieto; the nearby airport of S. Egidio is 31 km, Todi is 35 km, Perugia and the nearby 18-hole Golf Club S. Sabina and Antognolla is 48 km. Rome with its international airports is 150 km.