Coldwell Banker Gruppo Bodini
Via Nicolò Putignani, 20 - 70121 Bari
Phone number (+39) 080 8647620

# Historic villa for Sale in Corato

# € 799.000

## Ref. CBI094-169-64105



## 635 sq.m | Bathrooms: 4 | Bedrooms: 5 | Rooms: 16

PUGLIA - CORATO (BA) - CASTEL DEL MONTE STREET Exclusive Art Nouveau Villa for Sale in Corato: Historic Home with Park Dreaming of early 20th-century charm in the heart of Puglia is now possible thanks to this extraordinary Art Nouveau villa for sale in Corato. Situated in an enviable location, just a few kilometers from the city center and along the scenic route leading to the iconic Castel del Monte, this period residence represents the perfect blend of historic elegance and the tranquility of pristine nature. The property is immersed in a centuries-old park of approximately four hectares, a true green lung that offers an experience of absolute well-being and unrivaled privacy for anyone seeking a prestigious property in Puglia. The architecture of the villa, which extends over 635 square meters, captures the eye with the refinement of its lines and the nobility of the original materials that preserve the atmosphere of the noble homes of the past intact. A charming tree-lined avenue welcomes guests to the main entrance, expertly designed to ensure maximum accessibility by eliminating architectural barriers. Once inside, the majestic frescoed hall becomes the beating heart of the home, a highly impressive space that tells stories of a glorious past through its original décor. The sleeping area, located on the mezzanine floor, features four spacious bedrooms, some adorned with exquisite ceiling paintings, and three beautifully finished bathrooms. The living area, meanwhile, invites authentic conviviality with a spacious built-in kitchen, a roomy pantry, and a dining room warmed by the warmth of a traditional fireplace. The potential of this historic property for sale in Italy is amplified by unique architectural details, such as the panoramic tower with independent access, a privileged position overlooking the garden and suitable for becoming an exclusive master suite or a prestigious study. On the lower level, the 70-square-meter cellar offers the ideal space for a private spa or an elite tasting area. Outside, at the rear of the villa, an ancient citrus grove allows for the creation of a luxurious outdoor oasis, making the entire estate an excellent investment for the future.

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## Property Informations

**Address**: Via Castel del Monte, Snc
**Zip code**: 70033
**Bedrooms**: 5
**Bathrooms**: 4
**Rooms**: 16
**Internal condition**: Good
**Floor**: Ground floor
**Total floors**: 1
**Parking space**: Uncovered
**No architectural barriers**: Yes
**Date of construction**: 1900
**Current condition**: Available after the deed of sale
**Balconies**: Present
**Terrace**: Present
**Garden**: Private, 40.000 sq.m
**Kitchen**: Eat-in kitchen
**animals allowed**: Yes

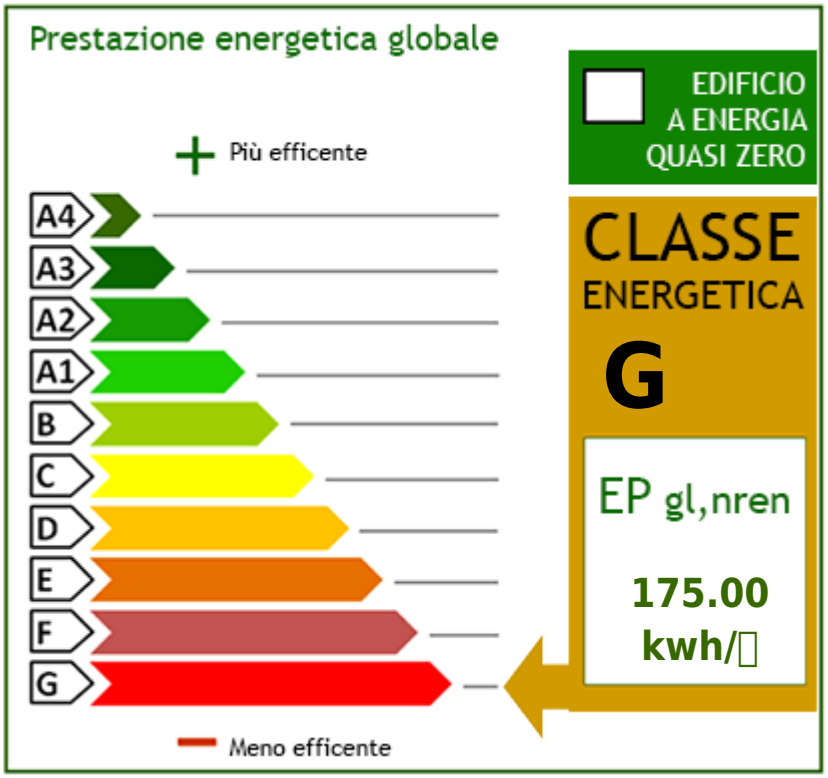
## Features

| | | |
|---|---|---|
| Antenna: Independent | SAT Tv: Independent | Storage |
| Cellar: 70 □ | Fireplace | Wall mounted sanitary |
| Shower | Wooden fixtures | Pool |
| Land: 40000 □ | Shops distance or nearest city | |

## Nearby

| | | | |
|---|---|---|---|
| Gyms | Beauty centres | Soccer fields | Sport centres |
| Tennis courts | Cycle paths | Playgrounds | Rail station |
| Public transports | Nursery school | Primary schools | Secondary schools |
| High school | Bar | Post offices | Shopping centres |
| Municipal office | | | |

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