

Brendola

## Wonderful home in class A4+

*CODICE OGGETTO: IT233551152*



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**PREZZO D'AFFITTO: 2.300 EUR • SUPERFICIE NETTA: ca. 141 m<sup>2</sup> • VANI: 7**

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## A colpo d'occhio

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Superficie netta	ca. 141 m <sup>2</sup>
DISPONIBILE DAL	Previo accordo
Vani	7
Camere da letto	2
Bagni	2
Anno di costruzione	1850

Casa	
Superficie commerciale	ca. 155 m <sup>2</sup>
Tipologia costruttiva	massiccio
Superficie lorda	ca. 141 m <sup>2</sup>
Caratteristiche	Caminetto

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## Dati energetici

Riscaldamento

Elettro

Certificazione  
energetica

Diagnosi energetica

Fonte di  
alimentazione

Pompa di calore  
idraulica/pneumatica

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## La proprietà



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## Una prima impressione

Fascinating side-by-side ground-floor solution within the historic hamlet of Brendola Alta. In a wonderful place with breathtaking views of vineyards and fields, the house is in the center of the small medieval village perched on the hill of Brendola, on the top of which dominates the castle. This home the subject of a wise and recent renovation, is positioned at the top in terms of energy efficiency. With class A4, gas-free it uses exclusively renewable sources, even during the night, thanks to a storage battery. Arranged on several levels that take advantage of the slope of the hill on which the village is located, the house consists of a beautiful dining room at the entrance, overlooking the open kitchen located on a slightly staggered floor. From all the rooms there is a wonderful panoramic view thanks to the many windows and the large sliding window that leads from the kitchen to the outdoor patio. This place, represents during the beautiful season, now increasingly stretched, an additional environment where to spend time in harmony with the surrounding nature and the breathtaking landscape. On the upper floor are two double bedrooms, one of which has a loft that can be used as a study, or additional guest sleeping space, and two bathrooms, both with windows and equipped respectively with one shower and one bathtub. A beautiful fenced garden accessible from the panoramic patio terrace completes the amenities of an undoubtedly exclusive home.



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## Dettagli dei servizi

Dwelling fully furnished and equipped with every useful accessory.

Reserved parking at the dwelling entrance with electric and hybrid car charging station

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## Tutto sulla posizione

The house is located in the heart of the historic village of Brendola, a stone's throw from the Church of St. Michael the Archangel. From this magical place you can enjoy a wonderful view, and a tranquility typical of other times. All the village services can be reached in two minutes by car, or for the more sporty with a pleasant walk along the slopes of the hill on which the village is located. The city of Vicenza is also easily reached thanks to the convenient Vicenza Ovest highway exit: the Ederle and Del Din barracks are therefore only about 20 minutes away. Distance from Ederle: 10 miles, 20 minutes Del Din 13 miles, 20 minutes Longare 13 miles, 22 minutes

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## Partner di contatto

Per ulteriori informazioni, si prega di contattare la persona di riferimento:

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