# Le Marche

## Acquaviva Picena

6537: Elegant countryside apartment with panoramic terrace, swimming pool, and easy access to the Adriatic coast in Le Marche.
Prezzo: € 145.000



Set within an exclusive country estate in the beautiful region of Le Marche, Ginestra is a charming apartment that combines countryside tranquillity with easy access to the Adriatic coast. Located within a beautifully maintained complex of six apartments, the property is surrounded by 120 hectares of rolling farmland, olive groves, vineyards, and unspoiled nature.

Reached via a picturesque private road lined with cypress trees, the estate enjoys a peaceful setting while remaining just 15 minutes from the beaches of the Adriatic Sea.

Situated on the first floor and accessed via a private external staircase, Ginestra is tastefully furnished with elegant antique pieces that complement the character of the property. The apartment offers comfortable accommodation with two bedrooms, including a double bedroom and a twin bedroom, making it ideal as a holiday home, rental investment, or countryside retreat.

The apartment features two spacious bathrooms, one with a shower and the other with a luxurious Jacuzzi bath. The kitchen is compact yet functional and equipped with a two-burner hob, while the stylish living room provides a comfortable space for relaxing and entertaining.

At the rear of the apartment, a covered terrace offers beautiful panoramic views over the surrounding countryside, creating the perfect setting for outdoor dining and enjoying the peaceful landscape.

Residents benefit from access to a stunning shared swimming pool measuring 14 x 5 metres, surrounded by landscaped communal grounds and open countryside.

Key Features:

- Located within an exclusive complex of six apartments
- Two bedrooms and two bathrooms
- Jacuzzi bath
- Covered terrace with panoramic countryside views
- Air conditioning in the bedrooms
- Tastefully furnished with antique details
- Shared 14 x 5 metre swimming pool
- Surrounded by 120 hectares of farmland, vineyards and olive groves
- Private access road lined with cypress trees
- Just 15 minutes from the Adriatic coast

Ginestra enjoys a privileged location in southern Le Marche, offering the perfect balance between countryside living and coastal convenience. Villages, restaurants and shops are located just 2 km away, while the beaches of the Adriatic coast can be reached in approximately 15 minutes.

The region is renowned for its natural beauty, with the nearby national parks of the Sibillini Mountains, Gran Sasso and Maiella offering exceptional hiking, cycling and outdoor activities. Historic towns such as Ascoli Piceno, Fermo, Macerata and San Benedetto del Tronto are all within easy reach.

Combining comfort, character and an enviable location close to both the sea and countryside, Ginestra represents an excellent opportunity to own a property in one of Italy's most authentic and beautiful regions.











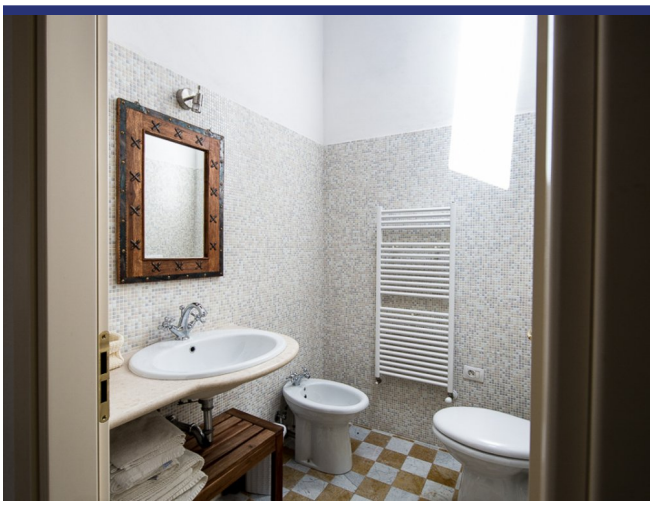














- Riferimento: 6537
- Apartemento/In borgo
- Vista panoramica
- 15 km dal mare
- 2 km dal paese
- Terrazzo
- Aria condizionata
- Garage: Parcheggio
- Piscina: Si
- Prezzo: € 145.000
- spazio abitabile: 73 $m^2$
- camere da letto: 2
- Bagni: 2
- Potenziale per l'affitto: Molto bene
- Condizione della proprietà: Molto bene
- Stato: Disponibile