

FOR SALE



ABIUSO
LUXURY ESTATES
INTERNATIONAL

Abiuso Luxury Estates International

AGENCY — BARI

PATÙ — PUGLIA

Luxurious 1700s villa in Patu

€ 870.000

PRICE

600 m²

SQUARE METRES

5

ROOMS

The Spaces



DESCRIPTION

Luxurious 1700s villa in Patu

Discover this charming historic home, located in the picturesque village of Patù, a little corner of paradise in the lower Salento, at the southern end of Capo di Leuca, just a few kilometers from the beautiful Marina di San Gregorio and Santa Maria di Leuca. This property represents a perfect blend of tradition and modern comfort. A dive into Salento history and architecture Renovated with care and respect for its original structure, this ancient residence from the 1700s keeps its architectural features intact: star vaults, irregular lime-dyed walls, fireplaces and cisterns for collecting rainwater, made with typical materials such as carparo, Soleto stone, Lecce stone and coccio pesto. A true heritage of history and culture, revisited in a modern key to offer comfort and functionality. An exclusive hamlet with spaces for relaxation and conviviality The property covers about 600 square meters of covered area and 1,400 square meters of gardens, courtyards and terraces, distributed among four buildings that form an autonomous hamlet, completely fenced by a characteristic

dry stone wall. Inside, you'll find: - Heated swimming pool with Jacuzzi, the heart of this relaxing corner - Hypogeum cellar with barrel vault, ideal as a reading space or meeting point - Barbecue areas and outdoor kitchenettes, perfect for convivial gatherings under the Salento sky - Shaded parking with automatic gate The apartments: comfort and charm in every detail The hamlet houses six units, all with private outdoor spaces and characterized by a design that combines tradition and modernity: - Apartment A (about 150 sqm): elegant and spacious, with 2 bedrooms, 2 bathrooms, kitchen, large living room and a private garden of about 110 sqm with shaded patio.- Apartment B (about 110 sq m): with two bedrooms (one in loft), two bathrooms (one with double shower), living room, kitchen and a private courtyard of about 80 sq m. - Apartment C (about 55 sq m): with one bedroom, bathroom, living room with kitchen and about 100 sq m private garden. - Apartment D (about 70 sq m): with charming loft room, bathroom, living room and about 35 sq m garden.- Apartment E (about 40 sq....

 **600 m²**
AREA

 **5**
ROOMS

 **7**
BATHROOMS

 **€ 870.000**
PRICE

FEATURES



HISTORIC
BUILDING



GARDEN



SWIMMING
POOL



ADVANCED
TECHNOLOGY



CLIMATIZZAZIONE



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CONTACTS

Book a visit

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