GLORIOUS CREW
INTERNATIONAL REAL ESTATE

CODE: 3795 **€ 2.500.000,00**









Podere degli Sprangati An Exclusive Property on the Outskirts of Siena
Just 3 km from Siena's historic centre, nestled in the picturesque Tuscan countryside, we are pleased to offer for sale Podere degli Sprangati, a charming historic residence of conventual origin, surrounded by an extensive private park and boasting extraordinary panoramic views of the city and its monuments.
The property represents a rare opportunity for those seeking a prestigious residence, rich in history and architectural charm, in a secluded setting yet within easy reach of one of Tuscany's most renowned historic cities.
A Residence Steeped in History
The origins of the estate date back to the late 16th and early 17th centuries. The building retains significant features of its original religious purpose, including an ancient chapel and atmospheric underground rooms carved into the tuff rock, now used as wine cellars.
Of particular architectural interest is the double loggia with five arches, whose design is attributed to the school of Baldassarre Peruzzi, the renowned Sienese Renaissance architect.
The elegant portico offers magnificent views of Siena's monumental skyline, a feature that gives the property a truly distinctive character.
Used as a farmhouse from the 19th century onwards, the estate underwent an extensive interior renovation in the early 1970s, following its acquisition by the current owners. The project was carried out in collaboration with the Milan-based Ridolfi architectural firm, preserving the original exterior architecture.
The Property
The main villa, arranged over two levels, displays the traditional architecture of historic Tuscan residences, featuring exposed brick façades, traditional roofing and spacious interiors with an authentic yet refined atmosphere.
According to the available cadastral documentation, the estate comprises approximately 833 sqm of registered floor space, distributed between the main residence and additional units and outbuildings.
The property is set within a particularly beautiful natural environment, featuring a private park, olive groves, woodland areas and a horse stable.
The grounds extend over approximately 3.2 hectares, ensuring privacy, tranquillity and a privileged connection with the surrounding landscape.
A Property with Multiple Possibilities
Thanks to its location, historical significance and distinctive layout, Podere degli Sprangati offers various opportunities for enhancement and future use.
Ideal as a prestigious private residence, it also presents an interesting opportunity for a boutique hospitality project or for exclusive events, photographic productions and film shoots, subject to permitted uses and the necessary authorisations.
Its proximity to Siena, combined with the privacy of its setting and the timeless charm of its architecture, makes the property particularly appealing to international buyers.
Podere degli Sprangati is much more than a residence: it is a place where history, architecture and the Tuscan landscape come together to create a property of authentic and distinctive character.

Reason: sale

Type: Villa

Address: Via delle Ginestre

Region: Via delle Ginestre, 3

Province: Siena

Municipality: Siena

Total Square Meters: 800

Bedrooms: 6

Bathrooms: 7

Rooms: 10

Age Construction: -

Box: Quadruple

SQ.MT. Covered: -

SQ.MT. Not Covered: -

State Of Preservation: To Be Cleaned

Level: Su due livelli

Total Floor: 0

Lift: Heating

Address: No

Current Status: To Be Cleaned

Condominium Cost: -

Exopsition: -

Balconies: -

Kitchen: Regular Kitchen

Terrace: Present

Garden: Private

EPI: -

Cellar: Yes