

THE  
**REMAX**  
COLLECTION  
MAISON

## RE/MAX Collection Maison

AGENCY — ROMA

MONTE PORZIO CATONE — LAZIO

# Elegant villa with panoramic view

€ 2.190.000

PRICE

500 m<sup>2</sup>

SQUARE METRES

5

ROOMS

# The Spaces





## DESCRIPTION


# Elegant villa with panoramic view


If you dream of a refined and elegant residence with a panoramic view of the splendid city of Rome, this luxurious independent villa, surrounded by a one and a half hectare park, among centuries-old trees and olive trees, is your opportunity. Located in a privileged position, we are near the Castelli Romani park, a protected natural area a few kilometers from Rome, known for its scenic beauty and the picturesque villages and castles found in and around the park. We are in the area of the Roman site of Tusculum (between the municipalities of Frascati, Grottaferrata and Monte Porzio Catone half an hour from Rome) which includes remains from the Roman era and the Middle Ages and where the country villas of the Roman emperors stood. This was a holiday resort for the papal court, the families of cardinals and nobles. With its 500 m<sup>2</sup> interior distributed over three levels, expertly designed to maximize space and functionality, this property offers a perfect mix of modern comfort and historic charm. It has a style reminiscent of the cardinal villas of Frascati, with which it has in common

elegance and views of the eternal city. On the ground floor there is a quadruple living room, kitchen, laundry room, bathroom and service apartment. The first floor opens onto a very bright and elegant quadruple living room with fireplace, it also features a kitchen, three bedrooms and three bathrooms. The second floor is divided between a master suite with bathroom and walk-in closet, and a private study illuminated by two windows overlooking Rome and bordered by a prestigious wooden wall from the Napoleonic era from France, a true art object that gives elegance and sophistication. The villa is surrounded by panoramic balconies and terraces, features fine finishes in peperino and handmade terracotta, and a panoramic tennis court enriches the surrounding park. The underground caves, characteristic of some Roman villas, created and enlarged by some natural cavities linked to the volcanic activity of the Alban Hills, over which the park extends, give wonder and mystery to this prestigious property. Its potential is manifold: it is the ideal solution both for those looking...

 **500 m<sup>2</sup>**  
AREA

 **5**  
ROOMS

 **7**  
BATHROOMS

 **€ 2.190.000**  
PRICE

## FEATURES



WIDE SPACES



BOX CAR



CELLAR



LUXURIOUS FINISHES



GARDEN



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## CONTACTS

### Book a visit

Contact us for more information  
or to schedule a viewing.



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