Braidi-molino (Pedemonte) – Veneto

Large single dwelling with garden in need of renovation

Property ID: IT253551695



PURCHASE PRICE: 133.000 EUR • LIVING SPACE: ca. 295 m^2 • ROOMS: 12 • LAND AREA: 2662 m^2

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At a glance

Property ID	IT253551695
Living Space	ca. 295 m²
Rooms	12
Bedrooms	8
Bathrooms	2
Year of construction	1970

Purchase Price	133.000 EUR
Total Space	ca. 262 m²
Condition of property	Needs renovation
Construction method	Solid
Usable Space	ca. 295 m²
Equipment	Terrace, Garden / shared use

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Energy Data

Energy Source	Gas
Energy certificate valid until	27.10.2035
Power Source	Gas

Energy Certificate	Energy demand certificate

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The property





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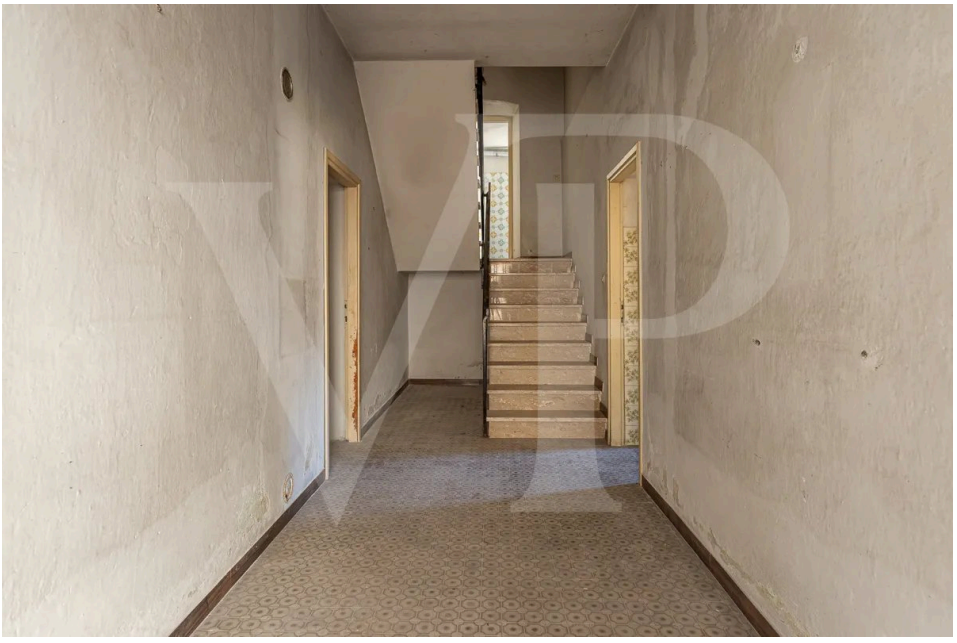




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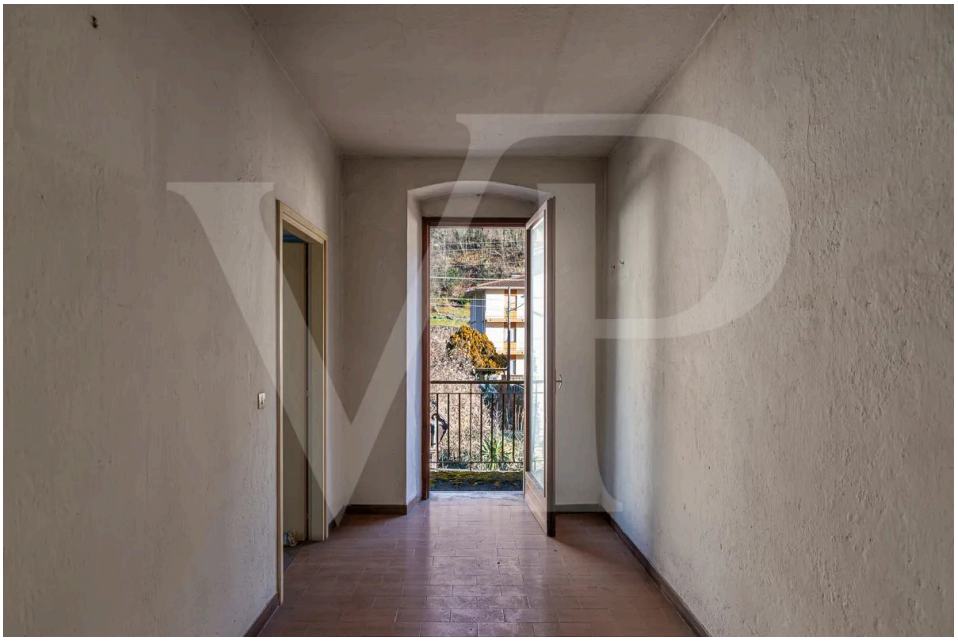
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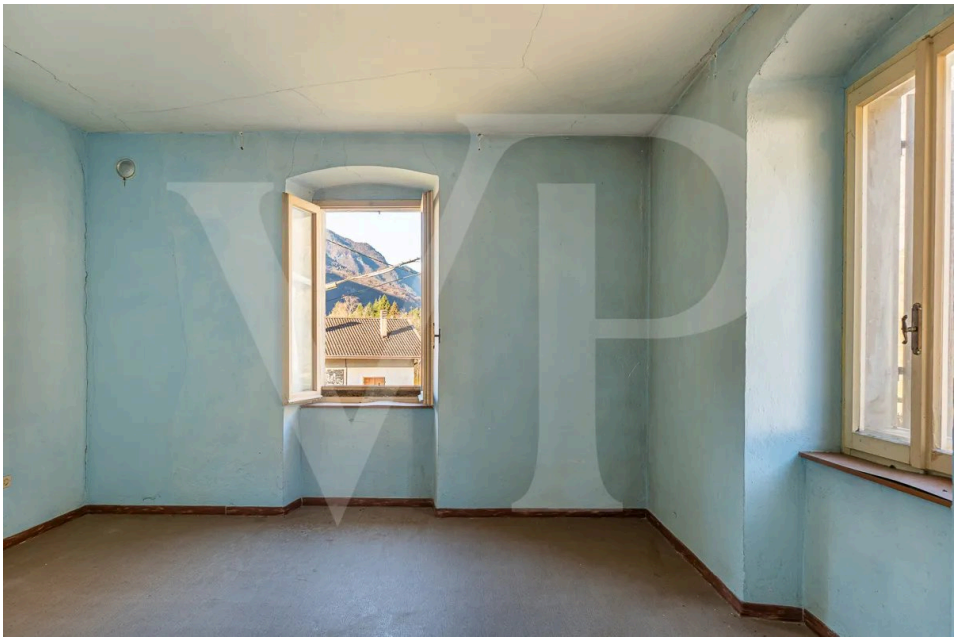




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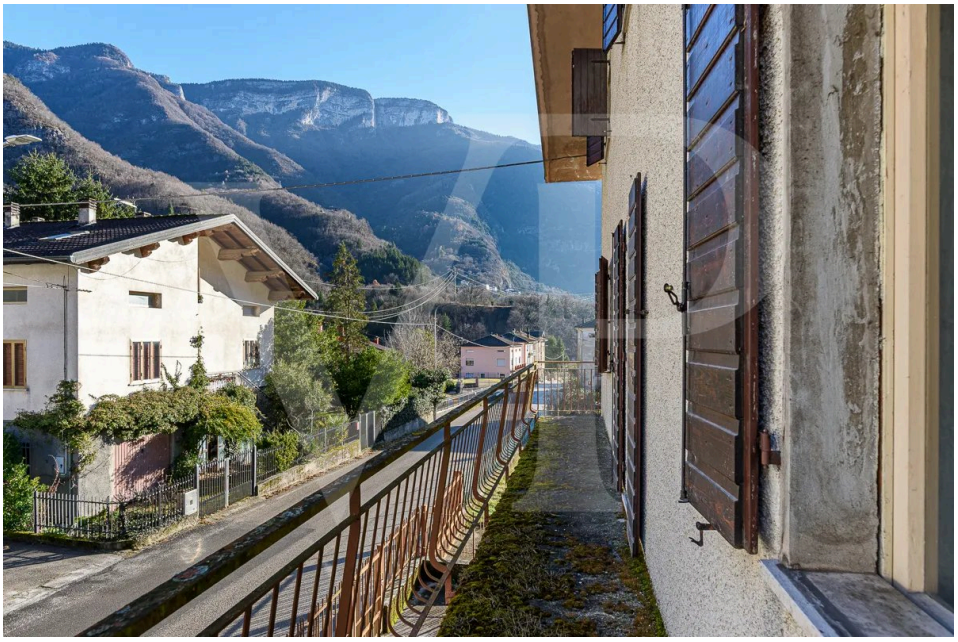
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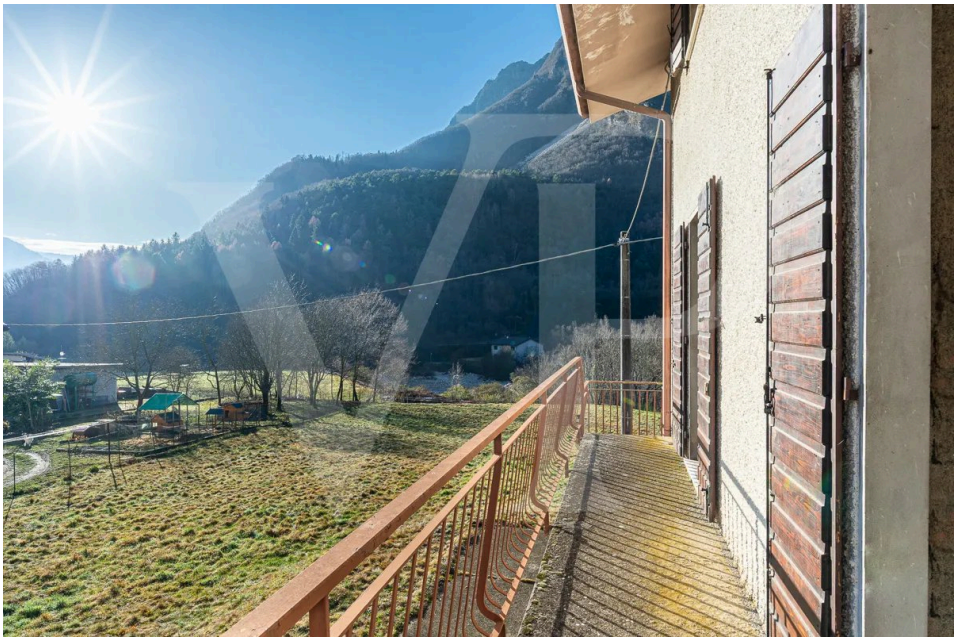




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A first impression

In Braidi-Molino, in the municipality of Pedemonte, we propose a completely independent detached house, a quiet and charming hamlet, surrounded by nature and characterized by views of great environmental value. The property enjoys a reserved and authentic setting, ideal for those who wish to live or invest in a natural and unspoiled environment.

The building is on three levels and has a comfortable outdoor space, exploitable as a large private garden or arable land.

Interior distribution:

Ground floor: entrance hall, living room with kitchen, two additional rooms and bathroom. These rooms were formerly used as a post office and offer multiple possibilities for conversion.
First floor:*four large rooms, a large bathroom and a charming terrace that runs along two sides of the building, ideal for enjoying the surrounding views.
Second floor:*Space in its unfinished state, with independent access, perfect for the creation of a self-contained apartment or additional living spaces.

A garage completes the property.

Despite its age, the building is in excellent structural condition; the roof, the result of a later extension, is thick and insulated, ensuring solidity and good insulation.

The current configuration - part habitable and part unfinished - makes the property extremely flexible in its possibilities of use. In fact, it lends itself to becoming:

- a large private residence with park,
- an accommodation facility dedicated to nature tourism in the area,
- or several independent housing units.

An ideal solution for those seeking space, tranquility and an investment with broad prospects for enhancement.

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Details of amenities

The property is on several levels and has a solid structure, with traditional masonry and generous spaces, now in its original state and in need of renovation. This feature represents a real opportunity for those who wish to fully customize the rooms, enhancing the existing volumes and reinterpreting the dwelling according to modern needs.

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All about the location

Braidi Molino - Nature, water and strategic location

Braidi Molino is a small hamlet in the Municipality of Pedemonte, surrounded by greenery and characterized by an intact, silent and evocative natural environment. The hamlet lies on the banks of the Astico stream, a valuable landscape element that contributes to making the area particularly fascinating and environmentally vital.

The presence of the stream gives the area a pleasant microclimate during the summer months, encourages lush vegetation and creates ideal natural scenery for walks, hiking trails and moments of relaxation in direct contact with the water. The constant sound of the watercourse also contributes to a relaxing and authentic atmosphere, rare to find in urbanized settings.

The naturalistic setting is combined with an extremely convenient location for travel. In a short time you can reach the Asiago Plateau, Folgaria, Lavarone, the Vezzena area and the city of Trento, renowned destinations for summer and winter tourism, sports, culture and food and wine.

Another strong point is the easy connection to the highway network, which allows quick access to major cities in the Veneto region such as Vicenza, Verona, Padua and Venice.

Braidi Molino thus represents an ideal synthesis of environmental beauty, tranquility, contact with nature and logistical practicality, making it a perfect place for both a private residence and an investment in the tourist-accommodation sector.

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Contact partner

For further information, please contact your contact person:

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