

villa for sale in Pietrasanta

€ 1.500.000

Ref. 3082



200 sq.m. | bathroom: 5 | room: 4 | local: 5

REF. 3082 | PIETRASANTA | VERSILIA | TUSCANY | ITALY

Modern Newly Built Detached Villa with Swimming Pool

Just minutes from Pietrasanta's historic center, this is the ideal home for those seeking comfort, privacy, well-organized spaces, and the latest construction technologies.

Main features:

Ground Floor: Spacious and bright living area, furnished eat-in kitchen, pantry, double bedroom with ensuite bathroom, guest bathroom, large terrace with covered porch perfect for outdoor entertaining. First Floor: Master bedroom with ensuite bathroom, walk-in closet and access to a large balcony, two further double bedrooms, each with ensuite bathroom and balcony.

Exterior and equipment:

Large swimming pool. Private garden of approximately 1600 square meters with indoor parking for up to 3 cars. High-quality finishes: marble floors in the living area, parquet in the bedrooms, and marble bathrooms finished with fine stucco, ceramic sanitary ware, bathroom fixtures, and designer faucets. Aluminum window frames, armored door, alarm system, automatic gate. Photovoltaic panels, underfloor heating, air conditioning.

Why choose this villa?

Newly completed construction, high energy efficiency rating thanks to the latest construction technologies. Furnished with modern furnishings, high-quality materials and excellent finishes. Strategic location, close to the center of Pietrasanta. Large private garden and parking space. Bright and meticulously maintained, the spaces are optimized for everyday life and relaxation. Maximum privacy and tranquility.

Living in Pietrasanta means immersing yourself in an environment rich in art and culture, surrounded by the beauty of the Apuan Alps and the Versilia coastline. The city, with its charming historic center, is famous for its marble working and is home to numerous artists. Life is peaceful yet stimulating, with cultural events and entertainment opportunities. The climate is pleasant, and the proximity to the sea and mountains offers numerous opportunities for outdoor recreation.

Links:

Highway: Quick access to the A12 motorway for connections to Lucca, Pisa, and Florence. Train Station: Pietrasanta station, with direct connections to major Tuscan cities. Airports: A short distance from the international airports of Pisa (approximately 40 km) and Florence (approximately 100 km). Local Amenities: Schools, shops, supermarkets, and sports centers are all nearby, making the area perfect for families. Sea: The beach resorts of Marina di Pietrasanta are just 5 minutes away.

This villa offers the perfect blend of modernity, comfort, location, and value. Contact us for more information or to arrange a viewing!

For information and appointments:

Monia 351 94 26 963
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www.forteversilia.it

Certification

Energy Class: A4

Features

code: 3082	motivation: Sale
Categoria: villa	address: via Basilicata, 9
CAP: 55045	municipality: Pietrasanta
total sqm: 200 sq.m.	room: 4
bathroom: 5	local: 5
conservation status: Excellent	plan: On two-levels
total plans: 2	Heating: Heating
parking: Uncovered Parking	age construction: 2025

present state: free to the deed	terrace: Present
garden: Private, 1.600 sq.m.	distance to the sea: 1.000 meter
kitchen: Kitchen large	terrace
tv : autonomous	veranda : open
tv sat : autonomous	store room
conditioned air	parquet
plant electric : under	sanitary suspended
shower	aluminum doors and windows
safety box	Blinds
pool : 40 □	

Nearby

gym	spa
soccer fields	sport club
tennis club	bicycle path
playground	railway station
public transport	nursery
elementary schools	Schools
High Schools	bar
post offices	shopping centers
municipal office	











