

villa for sale in Montignoso

Renella

€ 1.300.000

Ref. 3164



296 sq.m. | bathroom: 3 | room: 3 | local: 10

| COD: 3164 | MONTIGNOSO | RENELLA |
LUXURY VILLA IN THE COUNTRYSIDE

In one of the most sought-after areas of Montignoso we offer an independent villa with a 60m2 roof top terrace just a few steps from the services!!

Characteristics

The Villa has driveway access to the independent garden that surrounds it on 4 sides, the villa can be accessed from all sides thanks to the huge windows that provide beautiful lighting during sunny days.

At the entrance we find the closed porch that leads to the living room with study area, relaxation area and a large dining table for guests, completing the whole thing with windows overlooking the garden.

Continuing through a hallway you access a kitchen, a service bathroom, a pantry, and a suite bedroom with private bathroom and Jacuzzi, and a walk-in closet.

From another hallway on the opposite side of the house, you access two double bedrooms, a storage area and a further bathroom.

In the basement we find a huge cellar of 100m² adaptable to any need, while from a stairwell you access a magnificent Panoramic Terrace of 60m².

Outside there are various relaxation areas and a gazebo where you can dine outdoors, all in the heart of the countryside.

The house is equipped with air heating, double glazed windows, air conditioning and was built in 2015 with high quality materials.

The property is in Energy Class C, which gives it a lot of value.

Don't miss this opportunity!!

Strengths

Competitive Price Location Services

Services

Garden Parking spaces PVC frames High energy class

Contacts

Do not hesitate to contact us for visits and further information,

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Certification

Energy Class: C

EPglnr: 107.74 kwh/□

Features

code: 3164

motivation: Sale

Categoria: villa

address: Via Romana, 43

CAP: 55038

municipality: Montignoso

Zona: Renella

total sqm: 296 sq.m.

room: 3

bathroom: 3

local: 10

conservation status: Excellent

Heating: Heating

present state: free to the deed

terrace: Present, 60 sq.m.

garden: Private, 1.000 sq.m.

kitchen: Kitchen large

terrace : 60 □

tv : autonomous

veranda : open

tv sat : autonomous

store room

cellar : 100 □

toilet service

conditioned air

parquet

plant electric : under

sanitary suspended

jacuzzi

shower

alarm predisposition

safety box

bathroom with window

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 | beach club |











