Agenzia ForteVersilia Immobiliare
via Trento 124 - 55042 Forte dei Marmi (LU)
058481417

# villa for sale in Montignoso
# Renella
# € 950.000
## Ref. 3444



**381 sq.m. | bathroom: 5 | room: 5 | local: 13**

COD. 3198 | ITALY | TUSCANY | RIVIERA | MASSA | MONTIGNOSO |
REPRESENTATIVE PROPERTY

Important property very close to Forte dei Marmi and the sea!!!
WITH A PARK OF OVER 2,200 SQM.

We offer a large detached villa of approximately 380 m2, free on four sides and surrounded by over 2,200 m2 of parkland.
The villa has three rooms connected to each other but completely independent when necessary.
And it is divided like this

Ground floor
Entrance with large porch, bright living room, dining room, eat-in kitchen, veranda with wood-burning oven, full bathroom

Independent Apartment - Ideal for guests, family or service staff
Entrance to kitchen with dining and living area, double bedroom, bathroom

Tavern
Double access (external and internal) Living room Dining area Corner kitchen in handcrafted marble Three multipurpose rooms Full bathroom

Night Area
4 double bedrooms, all with terraces, full bathroom, master suite of approximately 40 m2 with: double bedroom, walk-in closet, terrace overlooking the property, luxury bathroom with tub and shower

EXTERIORS
Large flat garden, relaxation area, tool room, possibility of building a swimming pool

STRENGTHS
LARGE SIZE 380 m2 2,200 m2 of park 3 covered parking spaces Swimming pool lot Large spaces Ultra competitive price!!! Ideal for large families or two families.

A versatile, elegant villa ready to adapt to every need, in one of the most sought-after areas between the sea and the Versilia countryside.

For information and visits:
Forte Versilia +39*366*414*8105
info@forteversilia.it

## Certification

**Energy Class**: F

**EPgInr**: 204.22 kwh/□

## Features

| | |
|---|---|
| code: 3444 | motivation: Sale |
| Categoria: villa | address: Via Pero, 50 |
| CAP: 54038 | municipality: Montignoso |
| Zona: Renella | total sqm: 381 sq.m. |
| room: 5 | bathroom: 5 |
| local: 13 | conservation status: Excellent |
| Heating: Heating | parking: Carport |
| age construction: 1998 | present state: free to the deed |
| balconies: Present | garden: Private, 1.900 sq.m. |
| distance to the sea: 2.500 meter | kitchen: Kitchen large |
| terrace | tv : autonomous |
| veranda : open | tv sat : autonomous |
| store room | cellar : 100 □ |
| toilet service | fireplace |
| conditioned air | parquet |
| plant electric : under | jacuzzi |
| shower | allarm predisposition |

| | |
|---|---|
| safety box | shutters |
| Blinds | 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 |

















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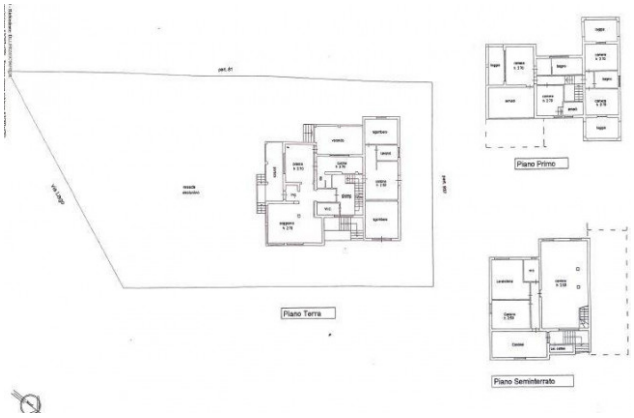




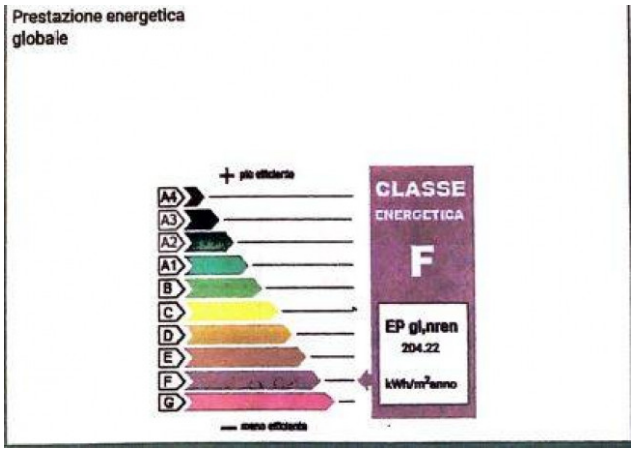






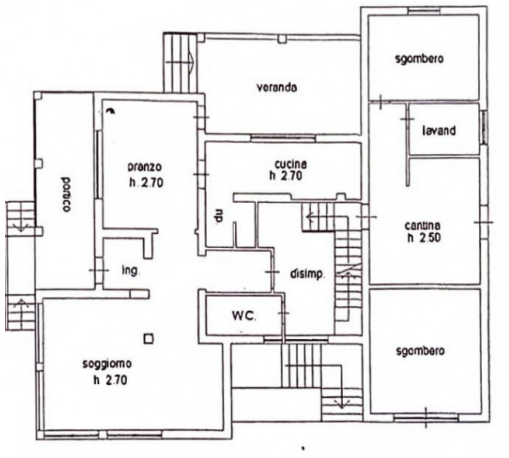


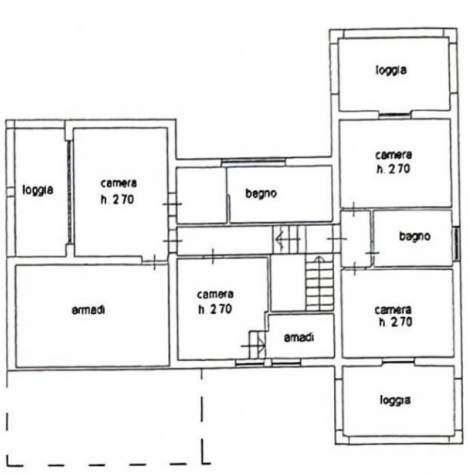

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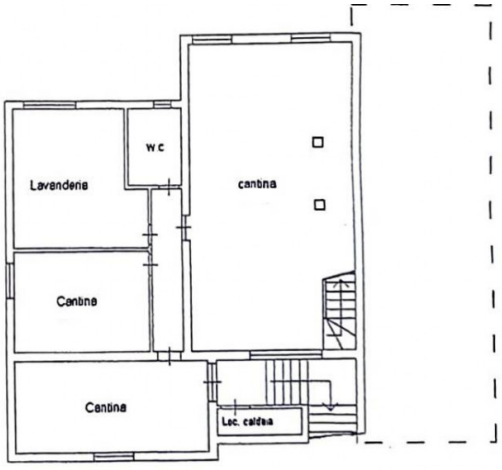









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