

**Villa**  
**€ 450.000**  
**Ref. AC99-149-1337**



**381 sq.m | Bathrooms: 3 | Bedrooms: 6 | Rooms: 16**

"Villa Paola"

In Pontecorvo (FR), in a panoramic and sunny area and more precisely in C.da Sant'Oliva, we offer for sale a well-finished villa. The property, of approximately 381 m2 of surface area, in addition to the accessories, offers abundant living space to satisfy all the family's needs.

The villa is divided into 16 rooms, offering large spaces for living room, dining room, large kitchen, six bedrooms, study, office or any other need.

Each room is well lit and well furnished, creating a welcoming and comfortable environment.

The panoramic terrace is lovely and suitable for relaxing, reading a book or enjoying a cup of tea or coffee while admiring the landscape.

The property also has three bathrooms, which offer convenience and privacy for all the inhabitants of the house.

The bathrooms are equipped with modern sanitary ware and are elegantly designed.

The villa also includes storage areas, providing extra space for the storage of items and equipment, as well as spring water wells.

This is a great benefit for anyone who needs extra space to store and organize their things.

The property is surrounded by large grounds, which offer various opportunities to enjoy the outdoor spaces, such as the creation of a swimming pool.

This can be an ideal place to create a lush garden, grilling area, or simply to relax and enjoy the scenery.

Overall, this two-level villa offers a large surface area and excellent space layout, making it an ideal choice for anyone looking for a spacious and versatile property in the green countryside of Pontecorvo.

For information and/or visits call 0776566289 or 3487607909. For english speakers: 00393348094290.

## Property Informations

<b>Address:</b> Contrada Sant'Oliva	<b>Zip Code:</b> 3037
<b>Bedrooms:</b> 6	<b>Bathrooms:</b> 3
<b>Rooms:</b> 16	<b>State of Preservation:</b> Good
<b>Level:</b> On two-levels	<b>Parking:</b> Carport
<b>Balconies:</b> Present	<b>Terrace:</b> Present
<b>Garden:</b> Private, 2.000 sq.m	<b>Kitchen:</b> Regular Kitchen
<b>Box:</b> Single	

## Features

Terrace	Tv Antenna: Autonomous	Porch
Tv SAT: Autonomous	Closet	ADSL Coverage
Cellar	Fastweb Coverage	Fireplace
Air-Conditioned	Telephone System	Wiring: By Law
Shower	Aluminum Frames	Predisposition for Alarm

## Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Public Transport
Kindergarten	Elementary Schools	Schools	High Schools
Cafe	Post Offices	Shopping Centers	Municipal Offices

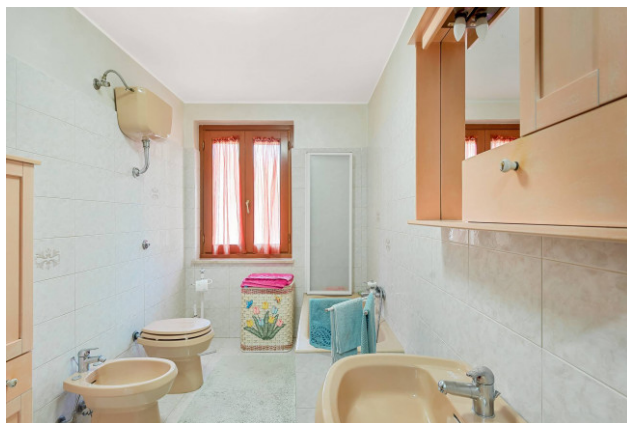
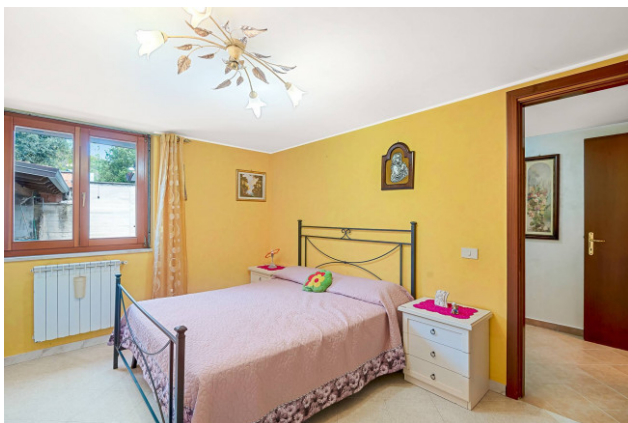




























**Alfano Real Estate S.r.l.**

Roccasecca-Fr-via Casilina nord,29 - Roccasecca (FR) - Phone number 0776566289--077623036 Fax 077623036  
 info@alfanorealestate.com - <https://www.alfanoagency.it/en>  
 VAT 02679640603