

## semi-detached house

**€ 89.000**

**Ref. AC99-149-1442**



**107 sq.m | Bathrooms: 1 | Bedrooms: 2 | Rooms: 6**

### Casa Maria

In Santopadre, (Via Ettore Notargiacomo) a few steps from the historic center of the town, we offer for sale a completely renovated apartment, with independent entrance and triple panoramic exposure.

The property is located on the ground floor and has direct access from the municipal road, a large loggia of approximately 50 m2 precedes the entrance, internally it is composed of a double living room with open kitchen, dining room with fireplace, two bedrooms bed, bathroom and balcony.

Outside the house, there is a small gate with independent access, where a large cellar with water tank and woodshed is located.

The property has been completely renovated, has porcelain stoneware floors, double-glazed aluminum windows with shutters. It will be sold partially furnished, the kitchen will be included in the sale price.

The external loggia is certainly one of the greatest strengths of the property, which in the summer months lends itself wonderfully to outdoor dinners and lunches, but always in privacy as it is fenced with railings and ivy.

Excellent purchase also as an investment for short-term rentals with high income.

For information or appointments 3493400492 - 0776566289 - For international clients 00393348094290

### Certification

**Energy Class: G**

## Property Informations

**Address:** Via Ettore Notargiacomo**Zip Code:** 3030**Bedrooms:** 2**Bathrooms:** 1**Rooms:** 6**State of Preservation:** Restored**Age Construction:** 1940**Balconies:** Present, 8 sq.m**Kitchen:** Exposed Kitchen

## Features

Tv Antenna: Autonomous

Porch: 40 □

Tv SAT: Autonomous

Closet

ADSL Coverage

Cellar: 15 □

Fastweb Coverage

Fireplace

Air-Conditioned

Telephone System

Wiring: By Law

Shower

Shutters

## Nearby

Football Fields

Fitness Centers

Tennis Courts

Bike Lanes

Playgrounds

Railway Station

Public Transport

Kindergarten

Elementary Schools

Schools

Cafe

Post Offices

Municipal Offices









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

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