



## CDL7163 - Villa on one level of 120 sqm with private garden and garage



### Info Agente

Nombre:	ArKadia
Nombre empresa:	
País:	Reino Unido
Teléfono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalles del anuncio

Propiedad para:	Venta
Precio:	EUR 265,000

### Ubicación

País:	Italia
Estado/Región/Provincia:	Umbria
Ciudad:	Castiglione del Lago
Publicado:	16/04/2024

### Descripción:

CASTIGLIONE DEL LAGO (PG): Just a few steps from the shores of Lake Trasimeno and the historic center, a single-level villa of approximately 120 square meters consisting of:

- A spacious entrance
- A living room with a fireplace
- A eat-in kitchen with a chimney
- A toilet
- A double bedroom with access to the garden
- Another double bedroom with a walk-in closet
- Another double bedroom with a small hallway and a bathroom with a shower.

The property also includes an attic of approximately 120 square meters, a garage of about 13 square meters with an overlying terrace, air conditioning in the hallway, iron canopies in the front and rear of the house, a private garden of approximately 600 square meters with olive trees and fruit trees, as well as a well.

Property in accordance with location and cadastral regulations.

There is the possibility to build an additional approximately 120 square meters.

Excellent investment as an accommodation facility.

It is located in a peaceful area, close to amenities and Lake Trasimeno.



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Condición: Excellent

## Común

Dormitorios: 3  
Baños: 2  
Pies cuadrados terminados: 120 m2

## Room details

Total rooms: 5

## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 28953

## Building details

Number of Garages: 1  
Número de plantas: 1

## Lease terms

Date Available:

## Información adicional

URL sitio web: [http://www.arkadia.com/CEAS-T1196/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/CEAS-T1196/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: cdl7163

