



## Villa Ortensia nearby the beach, offering a view at calabrian sunsets



### Information de l'agent

Nom:	ArKadia
Nom de compagnie:	
Pays:	Royaume-Uni
Téléphone:	
Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 266,680.65

### Location

Pays:	Italie
État/Région/Province:	Calabre
Ville:	Praia a Mare
Indicatif régional:	87028
Soumis:	28/12/2024

### Description:

Standalone villa, with sea and sunset view, in excellent condition, elevated and reserved position, at Praia a Mare, at 4 minutes from the center and at 1,5 km from the beach.

The villa is arranged on four levels and consists the following:

In the basement, free on one side, there is a cellar of about 22 sq m. On the ground floor there is a living room with kitchenette, 2 bathrooms, 2 double bedrooms, a terrace of around 22 sq m with access from the bedrooms and from the garden and utility room.

On the first floor there are 2 double bedrooms, 1 bathroom, semi-habitable kitchen, living room, a porch of about 11,5 sq m with access from the kitchen and living room, two balconies of about 5 sq m and 1,4 sq m with access from the bedrooms, and a terrace of about 11 sq m.

On the second floor a fully usable roof terrace of about 110 sq m.

Active utilities.

Independent underfloor heating with smart home system on the ground floor, air conditioning in the living rooms on the first and second floors.



The villa can be purchased without furniture.

The property includes a garden of about 600 sq m. There are 4 uncovered parking spaces.

The access road is asphalt.

Praia a Mare is a municipality in the province of Cosenza with just under 6,800 inhabitants, there are all the services, it is part of the Pollino National Park.

## Commun

Chambres: 4

Salle de bains: 3

## Lease terms

Date Available:

## Information additionnelle

Lien URL du site web: [http://www.arkadia.com/BFXX-T2321/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/BFXX-T2321/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1717

