



Furnished two-room apartment for sale in Garessio town center with terrace – minimal condo fees



Agent Info

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|---------------|--|
| Naam: | ArKadia |
| Bedrijfsnaam: | |
| Mistlampen: | United Kingdom |
| Telefoon: | |
| Languages: | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

Advertentie details

| | |
|----------------|---------------|
| Vastgoed voor: | Koop |
| Prijs: | USD 25,816.74 |

Locatie

| | |
|-----------------------------|------------|
| Aanbevolen Auto Onderdelen: | Italy |
| Staat/Regio/Pronvincie: | Piedmont |
| Plaats: | Garessio |
| Postcode: | 12075 |
| Geplaatst: | 18-03-2026 |
| Omschrijving: | |

Furnished two-room apartment for sale in Garessio town center with terrace – minimal condo fees

Located in the center of Garessio, in the Borgo Ponte neighborhood, the liveliest district, the town's commercial and social hub.

We offer for sale a furnished two-room apartment of approximately 40 square meters on the second floor of a historic building without an elevator.

Room Layout

Entrance hallway

Living room with kitchenette

Bedroom

Bathroom with window and bathtub

10 square meter terrace on the upper floor accessible via a shared staircase, ideal as an outdoor utility space or for drying clothes.

Equipment and features:

Recently installed two-tone PVC window frames with double glazing
Aluminum shutters



Aluminum front door
Handcrafted wooden interior doors
Independent heating with natural gas boiler and radiators
Very low condo fees: approximately €140 per year.
Fully furnished with many custom-made pieces by a local carpenter, ready to move into.

Ideal solution as:

Mountain vacation home
Weekend apartment
Property investment for rent

Furnished two-room apartment for sale in Garessio town center with small terrace. A new land registry and urban planning application will be completed before the sale; the property will be delivered with a Building Compliance Report (RRE).

Surface area report:

Useable area: 36 sq m
Terrace: 10 sq m

Total commercial area: 40 sq m

Asking price: €22,000 G 200.00 Kw/m² per year

Garessio – The Pearl of the Maritime Alps

In the heart of the Upper Tanaro Valley, in the province of Cuneo, Garessio is a charming mountain village surrounded by nature, ideally located between the Maritime Alps and the Ligurian Sea, reachable in about 40 minutes.

With its charming medieval historic center, quaint streets, and historic buildings, Garessio retains the authentic atmosphere of a Piedmontese village. The surrounding area offers spectacular landscapes, hiking trails, ski resorts, and numerous outdoor activities, ideal in every season.

Known as the "Pearl of the Maritime Alps," the village is nestled in a green valley where mountains, nature, and tranquility meet, making it a perfect destination for those who want to slow down and enjoy moments of relaxation away from the city.

Thanks to its still affordable real estate prices, Garessio today represents an interesting opportunity for purchasing vacation homes, second homes, or real estate investments for tourist rentals.

Why choose Garessio

Charming medieval village

- Unspoiled nature and Alpine views
- Ligurian sea about 40 minutes away
- Ideal for hiking, skiing, and outdoor activities
- Excellent opportunity for second homes and real estate investments



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SELLING YOUR HOME: Maximum value, minimum worry

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CASA facile: the experience that makes the difference!

Discover our customized service and enjoy a stress-free real estate experience!

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you'll be assisted step by step both in choosing the right property if you're looking to buy, and with the utmost professionalism in appraising the property if you're looking to sell.

Conditie: Good

Gebouwd: 1900

Algemeen

Slaapkamers: 1

Badkamers: 1

Afgewerkte vierkante meter: 45 m²

Floor Number: 2



Room details

Total rooms: 2
Indoor Features: Fitted kitchen

Utility details

Heating Fuel: Gas

Energy efficiency

Energy Use (kWh/m²/year): 200

Building details

Aantal verdiepingen: 3

Rental details

Furnished: Ja

Lease terms

Date Available:

Additionele informatie

Website URL: http://www.arkadia.com/HOYC-T71/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: b67

