



Beautifully kept 2-storey villa



Agent Info

| | |
|-------------------|---|
| Name: | Susan Brown |
| Company | HomesItalia Ltd |
| Name: | |
| Country: | United Kingdom |
| Experience since: | |
| Service Type: | Selling a Property |
| Specialties: | |
| Property Type: | Apartments, Houses |
| Phone: | +44 (77) 910-33601 |
| Languages: | English, Italian |
| Website: | http://www.homesitalia.co.uk |

Listing details

| | |
|---------------|----------------|
| Property for: | Sale |
| Price: | USD 349,677.03 |

Location

| | |
|------------------------|-----------------|
| Country: | Italy |
| State/Region/Province: | Latium |
| City: | Fabrica di Roma |
| Posted: | Mar 22, 2024 |

Description:

You can either enter the property through an automatic pedestrian gate or through the nearby automatic gate that leads to the garage which has room for 2 cars and is connected to the house. The villa, following a slight slope, is a bit higher than the road and 5 wide steps lead to the main entrance and the wide terrace that runs along the front of the villa. It is surrounded by a garden, approximately 800 sq.m., which is completely fenced with its own well for irrigation and a barbecue area.

Inside the villa is a large entrance hall, a double reception room, with fireplace and two large french windows leading on to the terrace, a dining room which leads off the reception room and into the kitchenette. On this floor you will also find a study with french windows, opening onto a large terrace at the back of the house covered by a pergola, a bathroom with shower, 2 double bedrooms each with ensuite bathroom (one with a whirlpool bath tub). There are generous fitted wardrobes in both bedrooms and the study.

Going back to the entrance hall you will find a wide staircase leading down to a large hall giving access to the garage and the family room. The family room has a kitchenette and fireplace and french windows leading on to a patio and the back garden. Following on from the family room there is a double bedroom, bathroom with bath and a large storeroom with window and 2 rooms, already divided that need finishing.



Also on this level, with an independent entrance is a small apartment (50 sq.m.) made up of a living room with kitchenette, double bedroom and bathroom with shower. A few steps lead from the apartment to the gate.

Fixtures and fittings throughout are of an excellent quality, with air conditioning, burglar alarm, Tuscan terracotta roof tiles, double-glazed windows with local grey tuff (peperino) surrounds and wrought iron grills. All the external doors are security doors. The property has mains water and gas.

Features, details and amenities

- * Fully-fenced garden
- * Irrigation from well
- * Large patio with pergola
- * Large terrace
- * Air conditioning
- * Burglar alarm
- * Independent apartment

- * Fully-fenced garden
- * Large terrace
- * Independent apartment

- * Irrigation from well
- * Air conditioning

- * Large patio with pergola
- * Burglar alarm

Common

| | |
|------------|---|
| Bedrooms: | 5 |
| Bathrooms: | 4 |

Lease terms

Date Available:

Contact information

| | |
|-----------|-------------|
| IMLIX ID: | IX5.571.530 |
|-----------|-------------|

