



## listing



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: USD 1,413,047.37

#### Location

Country: Italy  
State/Region/Province: Tuscany  
City: Riparbella  
Posted: May 29, 2024

#### Description:

The villa is about 350sqm, on the ground floor we have kitchen, living room, dining room, bathroom, study (can be used as a single room) entrance hall, access to the pergola equipped with barbecue that in summer becomes a nice outdoor living room.

On the first floor there are 3 bedrooms, two bathrooms plus a third bedroom with adjoining room used as a walk-in wardrobe or bedroom.

The independent annex consists of two bedrooms and a bathroom. The swimming pool with diving board measures 8m x 16m and presents a maximum depth of 2.40m.

The park of about 5200sqm is well maintained and equipped, there are beautiful oak trees, 2 gates, lighting and irrigation.

Beautiful terrace with a view on the sea and the surrounding hills.

No neighbors, absolute privacy.

Drinking water from own source.

It is 5 minutes from the village of Riparbella, 15 minutes from the beaches and about 35 minutes from Pisa.



The nearest airport is Pisa International Airport, 68 km away. The port of Livorno is 44 km away.

Price: 1.200.000,00 Euro

### **Common**

Bedrooms:	6
Bathrooms:	4
Finished sq. ft.:	350 sq m
Floor Number:	2

### **Lease terms**

Date Available:

### **Additional information**

Website URL:	<a href="http://www.arkadia.com/LSEA-T31/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/LSEA-T31/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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### **Contact information**

IMLIX ID:	616
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