



## Luxury 2 Bed Apartment in a Villa For Sale In Livorno



### Информация об агенте

Название:	Niall Madden
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Experience since:	2002
Тип услуг:	Selling a Property
Specialties:	
Property Type:	Apartments
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Languages:	English
Веб-сайт:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Детали объявления

Недвижимость:	На продажу
Цена:	USD 569,664.57

### Местоположение

Страна:	Италия
Область:	Тоскана
Город:	Ливорно
Адрес:	via della sambuca
Почтовый индекс:	57124
Добавлено:	12.04.2024

Описание:

Luxury 2-Bed Apartment in a Villa For Sale In Livorno Italy

Esales Property ID: es5554099

Property Location

Via della Sambuca, 105 Valle Benedetta

Livorno

tuscany

57124

Italy



## Property Details

### Unveiling a Tuscan Dream: 18th Century Apartment with Breathtaking Views in Livorno

Live steeped in history and bathed in beauty in this captivating first-floor apartment, nestled within a magnificent 18th-century stone villa. Perched atop a hill overlooking the city of Livorno and the sparkling Tyrrhenian Sea, this exceptional property offers a unique blend of historic charm, modern conveniences, and unparalleled vistas.

### A Legacy in Stone: Embrace Timeless Elegance

Step back in time as you enter the villa, its centuries-old stone walls whispering tales of a bygone era. The apartment itself resides on the first floor, accessed by a private entrance featuring a secure locker and shatterproof glass for added peace of mind. A recently installed, insulated bow window graces the entrance, bathing the space in natural light.

### Unparalleled Panoramas: Where City Meets Sea

Open the grand windows and be captivated by a breathtaking panorama. The vista unfolds before you, showcasing the vibrant city of Livorno sprawling below and the vast expanse of the Tyrrhenian Sea glistening in the distance. Witness the magic of the sunset as it paints the sky in mesmerizing hues, a nightly spectacle that will never cease to amaze.

### Modern Comfort Meets Historic Charm

The apartment seamlessly blends its historic character with modern comforts. Recently refurbished, the space boasts double-glazed windows for optimal insulation and a state-of-the-art air conditioning system featuring three industrial-grade Class A units to ensure year-round comfort. A grand fireplace anchors the spacious living room, offering a touch of warmth and ambiance on cooler evenings.

### Tranquil Bedrooms and Hidden Treasures

Two extra-large bedrooms provide havens of tranquility. Each boasts two windows, allowing natural light to stream in and offering additional breathtaking views. One of the bedrooms grants access to a spacious attic storage room, ideal for storing seasonal items or cherished belongings.

### A Chef's Delight: A Kitchen with Every Convenience

Unleash your inner chef in the fully equipped kitchen. Featuring top-of-the-line Class A appliances, including a microwave, ventilated oven, washing machine, dryer, dishwasher, and induction cooktop, this culinary haven caters to every need. While whipping up delectable meals, enjoy the mesmerizing sunrise over the rolling hills of Tuscany through one of the kitchen windows – a truly inspiring backdrop for any culinary creation.



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## Luxurious Bathroom and Private Water Source

The well-appointed bathroom features an electric superfast boiler, ensuring a constant supply of hot water for both the bathroom and kitchen. Additionally, the property boasts a private water storage unit outdoors, offering peace of mind and independence from the municipal water supply.

## Outdoor Oasis: Unwind and Entertain

Step outside the apartment and discover a private haven perfect for relaxation and entertaining. A charming garden provides a tranquil escape, while a built-in barbecue and gazebo offer a perfect setting for al fresco dining. Enjoy refreshing dips in the private swimming pool, all while basking in the Tuscan sunshine and breathtaking views.

## Convenience and Security

For your vehicles, two spacious parking bays within the property ensure secure parking. A small balcony perched on the roof adds another delightful dimension to the outdoor space, providing a secluded spot to soak up the sun or admire the starlit sky.

## A Rare Opportunity to Own a Piece of History

This unique apartment presents a rare opportunity to own a piece of Tuscan history. Imagine waking up to breathtaking sunrises and sunsets, surrounded by the timeless elegance of the villa and the captivating charm of the Tuscan landscape. This exceptional property is more than just a place to live; it's a gateway to a unique lifestyle steeped in beauty and history.

Contact us today to learn more about this extraordinary opportunity and take the first step towards owning your very own slice of paradise in Livorno.

## ABOUT THE AREA

Livorno, a captivating port city on the western coast of Tuscany, Italy, offers a captivating blend of history, culture, and natural beauty. Here's a deeper dive into what this unique city has to offer:

### A Storied Past: A Legacy Etched in Stone

Livorno's rich history stretches back centuries. Founded in the 10th century as a coastal fortress, it gained prominence during the Renaissance as an 'ideal town' designed by the Medici family. Declared a free port in the 17th century, Livorno attracted traders from across the globe, shaping its multicultural character. Explore the city's historical center and discover remnants of this past:

- \* Fortezza Vecchia (Old Fortress): Imposing bastions facing the harbor hint at Livorno's defensive past.
- \* Venezia Nuova (New Venice): A charming network of canals lined with colorful houses evokes a Venetian ambiance.
- \* Livorno Cathedral: Dedicated to Saint Francis, the cathedral boasts a partially rebuilt facade



showcasing Renaissance and Baroque influences.

## Beyond the Walls: A Modern City with a Soul

Modern Livorno pulsates with a vibrant energy. Stroll along the lively waterfront promenade, the Terrazza Mascagni, soak up the sun on pristine beaches, or delve into the city's electrifying nightlife. For art enthusiasts, contemporary galleries offer a glimpse into the city's creative spirit. History buffs will find themselves captivated by the opulent King Nikola's Palace.

## A Paradise for Nature Lovers

Livorno's charm extends beyond its urban core. Venture into the surrounding landscapes and discover a haven for outdoor enthusiasts:

- \* Explore Dramatic Canyons: Hike through the dramatic canyons and lush forests of the Tuscan countryside.
- \* Thrilling White-Water Rafting: Embark on an adrenaline-pumping white-water rafting adventure on nearby rivers.
- \* Relax on Pristine Beaches: Stretch out on pristine beaches and soak up the warm Mediterranean sunshine.

## A Gateway to Adventure: Explore Beyond Livorno

Livorno serves as a perfect base for exploring the wonders of Tuscany and beyond:

- \* Charming Coastal Towns: Explore the Italian Riviera, dotted with charming coastal towns and hidden coves, each with its own unique character.

## A Culinary Journey: Awe-Inspiring Flavors

Local cuisine, with its delicious fusion of Mediterranean and Italian influences, tantalizes taste buds. Fresh seafood features prominently, with dishes like cacciucco alla livornese and Fritto misto con panzanza. All washed down with a glass of local Tuscan wine.

## A City for All Seasons

Livorno offers a compelling destination year-round:

- \* Summer: Warm weather beckons with vibrant festivals and opportunities for outdoor activities.
- \* Spring & Autumn: Pleasant temperatures are ideal for exploration and enjoying the city's cultural offerings.
- \* Winter: The city transforms with a touch of tranquility, allowing visitors to appreciate its historical charm and natural beauty in a more peaceful setting.

## Experience the Magic of Livorno



Whether you're a history buff, an adventurer, a beach lover, or a foodie, Livorno has something for everyone. Immerse yourself in the city's rich culture, savor its delectable cuisine, and create lasting memories in this captivating corner of Italy.

## MAiN FEATURES:

- \* 150m2 of living space
- \* 2 Bedrooms
- \* 1 Bathroom
- \* Wide Kitchen
- \* Stunning Views
- \* Private Parking
- \* Private Garden
- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants
- \* Great base from which to discover other fantastic areas of Italy
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com

Contact us today to buy or sell property in Italy fast online

## Общие

Спальни:	2
Ванные комнаты:	1
Готовые кв.м.:	150 кв м

## Lease terms

Date Available:

## Дополнительная информация

Virtual tour URL:	<a href="https://www.youtube.com/embed/qyYs5cnmaZc?version=3&amp;rel=1&amp;showsearch=0&amp;showinfo=1&amp;iv_load_policy=1&amp;fs=1&amp;hl=en-GB&amp;autopause=2&amp;wmode=transparent">https://www.youtube.com/embed/qyYs5cnmaZc?version=3&amp;rel=1&amp;showsearch=0&amp;showinfo=1&amp;iv_load_policy=1&amp;fs=1&amp;hl=en-GB&amp;autopause=2&amp;wmode=transparent</a>
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## Contact information

IMLIX ID:	IX5.636.063
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