



# LUNIGIANA 2000

## real estate

**Ref. 282A**



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real estate

**Lunigiana2000 - Real Estate in Tuscany**

**Italy, 54021 Bagnone (MS) - Piazza Roma, 2 - Ph. +39 0187421400 | Mob. +39 3355383266**

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## Beautiful villa



### DESCRIPTION

Beautiful **villa recently built** with a **park** of approximately 6.000 sq with **solar heating system and photovoltaic system** set just 5 km far from the Ligurian Sea and from the Carrara motorway exit.

The property, on three levels, comprises:

- hall and stairwell, boiler room and laundry room, large taverna with fireplace, pantry, store room, bedroom/study and bathroom with shower on lower ground floor;
- entrance hall, living room with fireplace, kitchen opening onto a **portico**, double bedroom and

- bathroom with shower on ground floor;
- hallway, two double bedrooms, bathroom with shower and **terrace** on first floor.

External parking space of 25 sq m.

### **Underflooring heating (natural gas)**

**Photovoltaic system of 6 kw; solar panels for hot water; mosquito nets; predisposition for air conditioning.**

### **TECHNICAL DETAILS**

Internal surface

250 sqm

External surface

297 sqm

Noise Level

0 - very silent area

Floors

3

Rooms

7

Bedrooms

3

Bathrooms

3

Garden

5879 sqm

Ground

5879 sqm

Court

2560 sqm

Swimming pool

Yes

Parking place

25 sqm

Terrace

7 sqm

Porch

21 sqm

Altitude a.s.l.

25

Status

Habitable



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Heating  
Central heating (natural gas)



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MESSAGES.PROPERTY\_IMAGES





  
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