



# LUNIGIANA 2000

## real estate

**Ref. 244A**



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**Lunigiana2000 - Real Estate in Tuscany**

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

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## Detached villa



### DESCRIPTION

**Detached villa** (aprox. 300 sq m) with fenced **garden** of 700 sq m and **garage** set in the beautiful medieval town of Pontremoli, where there are amenities, train station and motorway exit.

The property, on two levels, comprises:

- entrance hall, large living room with fireplace, kitchenette with dining area, study, three double bedrooms, two bathrooms, veranda and **two terraces** on ground floor;
- taverna with fireplace and **portico**, three cellars, boiler room, toilet and large garage on lower ground floor.

## Central heating (natural gas)

### TECHNICAL DETAILS

Internal surface

300 sqm

External surface

350 sqm

Floors

2

Rooms

7

Bedrooms

4

Bathrooms

3

Garden

700 sqm

Ground

70 sqm

Cellar

Yes

Garage

50 sqm

Terrace

Yes

Balcony

Yes

Porch

Yes

Altitude a.s.l.

260

Energy class

233.84 Kw/h sqm

Status

Habitable

Heating

Central heating (natural gas)

## Category

F



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## MESSAGES.PROPERTY\_IMAGES



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