



# LUNIGIANA 2000

## real estate

**Ref. 374B**



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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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## Stone village house



### DESCRIPTION

**Stone village house** on four levels with **small courtyard/garden** set just 7 km far from a motorway exit. The location is particularly strategic: the property is just a few minutes from the Aulla motorway exit, providing easy access to the Versilia coast, the Cinque Terre and the beaches.

The main entrance is on the first floor, where there is a spacious kitchen with dining area and living area, as well as a bedroom.

The second floor hosts the sleeping area, consisting of two double bedrooms with wooden beams, creating a warm and charming atmosphere, together with a bathroom with bath.

On the ground floor there is a taverna opening onto the garden, an ideal space for outdoors lunches and dinners during the warmer months.

On the lower ground floor there is a large bathroom with double sink and a bath.

### **Central heating (natural gas)**

You can park the car at approximately 50 meters far.

### **TECHNICAL DETAILS**

Internal surface

120 sqm

External surface

160 sqm

Noise Level

0 - very silent area

Floors

4

Rooms

4

Bedrooms

3

Bathrooms

2

Garden

60 sqm

Altitude a.s.l.

300

Status

Restored

Heating

Central heating (natural gas)

Panoramic view

Yes

View over Apuane

Yes

### **Category**

G



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MESSAGES.PROPERTY\_IMAGES





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