Coldwell Banker Gruppo Bodini
Via 95 Reggimento Fanteria, 11 - 73100 Lecce
P.IVA e C.F.: 04756020758
Tel.: (+39) 0832 099369

Villa for Sell in Presicce-Acquarica

Via Roma, Lecce, LE

345.000€

Contact info

Coldwell Banker Gruppo Bodini
Stefania Stamerra
Phone: +39 0833 607357

Description

PRESICCE-LECCE-SALENTO

In the heart of Salento, in Presicce, one of Italy's most beautiful villages, we are pleased to offer for sale **a large detached villa with a private outdoor space requiring renovation**. This property is ideal as a private residence or as a high-quality tourist investment.

The villa is spread over a plot of approximately 1300 sqm and comprises two separate residential units, each with independent access, as well as a garage on the ground floor and a cellar in the basement, for a total covered area of approximately 650 sqm, plus large porches.

The property is divided into a raised-floor apartment of approx. 200 sqm consisting of four rooms, two large bathrooms and a kitchen, spacious and bright rooms with direct access to the outside.

On the first floor we find a prestigious apartment of approx. 300 sqm consisting of 8 rooms, a kitchen, two bathrooms and reception rooms, enriched by elegant decorative and working fireplaces perfect for creating a welcoming atmosphere during evenings with guests.

All rooms are enhanced by large windows and French windows, which ensure constant natural light and a pleasant connection with the outdoor spaces.

The property also includes a garage, which can accommodate several cars, a spacious cellar perfect as a storage area, and double entrances from two parallel streets to provide greater independence between the two units.

The property includes a usable solar area and, being in need of renovation, can be customized. It is the perfect solution for large families, for tourism or hospitality businesses, or it can be converted into a co-working space for professional or medical offices.

There is a diesel heating system with cast iron radiators that need to be restored.

Presicce is located a few kilometers from the most beautiful beaches of Salento, 30 km from Gallipoli, 60 km from Lecce and 110 km from Brindisi Airport.

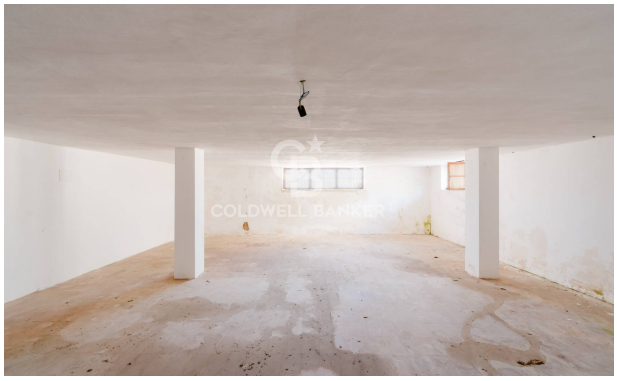
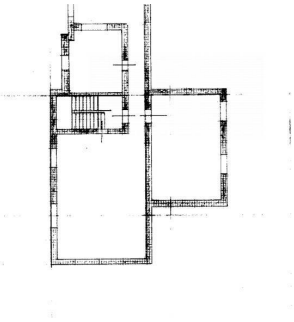
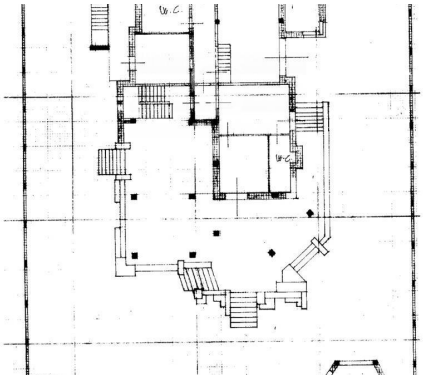
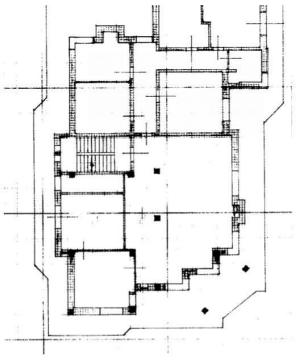
Details

Property ID: CBI069-2246-132902	Surface: 650.00 m²
Rooms: 12	Bathrooms: 3
Energy Class: G EP glnr: 252.47 kwh/m²	Bedrooms: 4

Property Features

- Floor: Multi-story
- Conservation status: To be renovated
- Current condition: Free upon deed
- Surface: 650.00 m²
- Rooms: 12
- Bedrooms: 4
- Bathrooms: 3
- Kitchen: Present
- Position: Peripheral
- Balconies: Presente
- Shower: Yes
- Garage: Quadruple
- Garden: Private,
- Fireplace: Yes
- Terrace: Present

Nearby

- Gyms
- Beauty centres
- Soccer fields
- Sport centres
- Tennis courts
- Cycle paths
- Playgrounds
- Rail station
- Public transports
- Nursery school
- Primary schools
- Secondary schools
- High school
- Bar
- Post offices
- Shopping centres
- Municipal office

Images