



COLDWELL BANKER
GRUPPO BODINI

Coldwell Banker Gruppo Bodini
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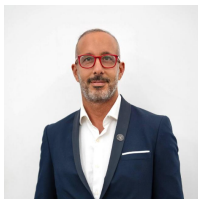
Office for Sell in Bari - Area: Carbonara - Ceglie

📍 Strada La Trofa, Bari, 70131 (BA)

195.000€



Contact info



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Description

Office with garden and pool for sale in Carbonara di Bari: renovated multipurpose space with great potential.

At Strada La Trofa 20, in Carbonara di Bari, Coldwell Banker offers for sale a refined, fully renovated office, nestled in a quiet and private setting. This versatile property, equipped with every modern comfort, is spread across a single level and offers spacious and functional spaces, ideal for professional businesses, partnerships, a possible residence with an adjoining office, or a registered office with storage.

The property comprises a living area with a lounge, a spacious study area, and two bathrooms, as well as a large storage room providing additional workspace or storage. A bedroom with a private bathroom has already been created, offering the possibility of converting it into a residential home in the future. All planning requirements have already been met, making the conversion into a residence a simple and immediate option.

Outside, the property is surrounded by a private garden of approximately 1,000 square meters, meticulously maintained and designed to offer privacy and relaxation. It features a 10 x 5 meter above-ground pool, already in use and surrounded by a barbecue area and a shower area, both already installed and ready to be completed according to your aesthetic and functional needs.

The property is equipped with state-of-the-art technological systems: double-glazed windows, air conditioning, an alarm system with intrusion detection and video surveillance, armored shutters, a security door, and an electric gate.

Completing the amenities are an artesian well, automatic irrigation system, water filtration and purification system, a pressure pump, and an Imhoff tank. Energy efficiency is ensured by a 3.5 kWh photovoltaic system, expandable to 10 kWh, and an electric vehicle charging station.

This property represents a rare opportunity for those seeking a modern, independent, and ready-to-use office for sale in Carbonara di Bari, yet with extensive customization and conversion possibilities. Contact us now for more information or to schedule a viewing.

Details



Property ID: CBI094-169-64038



Surface: 145.00 m²



Rooms: 3



Garden: Privato, 1.000 sqm



Bathrooms: 3



Energy Class: G EP glnr: 173.50 kwh/m²

Property Features



Floor: Ground floor



Conservation status: Renovated



Current condition: Free upon deed



Surface: 145.00 m²



Rooms: 3



Bathrooms: 3



Kitchen: Present



Parking space: Uncovered



Garage: Quadruple



Garden: Private, 1.000 sqm



Swimming pool: Yes

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

