



COLDWELL BANKER
FORTE DEI MARMI

Coldwell Banker Forte dei Marmi
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Villa for Sell in Pietrasanta - Area: Strettoia

📍 Via Dei Gigli, Lucca, 55045 (LU)

990.000€



Contact info



Coldwell Banker Forte dei Marmi
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Description

Villa Giorgia is located in the countryside behind Forte dei Marmi, just 4 km from the famous beaches, it is newly built and is situated in a quiet but convenient position for accessing all services, it is surrounded by a large garden of about 3000 square meters ideal for those who love large open spaces and privacy.

The villa is spread over three levels, covering around 300 m², on the ground floor there is a large living area, which is divided between a spacious kitchen with fireplace and a living area. Both areas overlook a porch of about 35 square meters, where it is possible to enjoy the surrounding landscape with a view of the beautiful Versilia hills and spend pleasant moments outdoors.

Also on the ground floor, there is a large disengaged bedroom, offering privacy and comfort. Next to the bedroom, there is a bathroom for maximum comfort.

Upstairs is a large room with balcony, which can be divided into two generous bedrooms if required. This space offers many possibilities for customization and adaptation to individual needs. Also on this floor, there is another bathroom and a versatile attic room, which can be used as an office space or cloakroom or adapted for different purposes according to the needs of the residents.

The property in the basement includes a cellar and garage of about 150 square meters, extremely convenient for safely parking cars using the appropriate stairway and for easily reaching the adjoining house.

The villa is characterized by a traditional design inspired by the quality rustic style, the peaceful location and the vast surrounding garden offer a relaxing and pleasant environment, ideal for enjoying life in the countryside. Despite the quietness, the villa is still close to all essential services, including shops, restaurants and other renowned attractions of the Versilia Riviera.

For privacy reasons, the address in the file is indicative. However, the property is located in the immediate vicinity.

Details



Property ID: CBI129-1593-130100



Surface: 300.00 m²



Rooms: 6



Garden: Privato, 3.000 sqm



Bathrooms: 2



Energy Class: A2 EP glnr: 49.00 kwh/m²



Bedrooms: 3

Property Features



Floor: **Building**



Conservation status: **Renovated**



Current condition: **Free upon deed**



Surface: **300.00 m²**



Rooms: **6**



Bedrooms: **3**



Bathrooms: **2**



Kitchen: **Habitable**



Position: **Touristic**



Balconies: **Presente**



Parking space: **Uncovered**



Garage: **Shed**



Garden: **Private, 3.000 sqm**



Fireplace: **Yes**



Terrace: **Present**

Nearby



Gyms



Wellness Centers



Soccer Fields



Sports Complexes



Tennis Courts



Bike Paths



Playgrounds



Train Station



Public Transportation



Kindergarten



Elementary Schools



Middle Schools



High Schools



Cafes / Bars



Post Offices



Shopping Centers



Municipal Offices / Town Halls

Images





