**Coldwell Banker Maxi Real Estate**
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# Apartment for Sell in Ragusa - Area: Cappuccini

via giuseppe de felice, Ragusa, 97100 (RG)

41.500€



## Contact info



Coldwell Banker Maxi Real Estate

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# Description

COLDWELL BANKER offers for sale a LARGE AND MODERN RENOVATED TWO-ROOM APARTMENT. VIA G. DE FELICE, 13 (Cappuccini area) – RAGUSA. The apartment is located on the second floor of a small building and features a private entrance staircase. It comprises a large living room with open-plan kitchen, a double bedroom, a closet/wardrobe, a bathroom with window, a laundry room, and a full-length balcony. The property features split air conditioning for heating and cooling in both the living room and bedroom, a video intercom, PVC window frames, a bathroom with new fixtures and a new waste pipe, and two new 500-liter water tanks with a new motor. The area is full of essential services such as restaurants, schools, pharmacies, bars, shops, offices, public transport, the train station, etc. This property has recently been renovated and adapted to the needs of a single person or young couple, or represents an excellent investment with income for teachers (thanks to its proximity to the F. Crispi Comprehensive Institute) or workers and professionals in general. Immediate availability.

# Details

- Property ID: CBI163-2526-6986
- Surface: 61.00 m²
- Rooms: 2
- Bathrooms: 1
- Energy Class: F EP glnr: 150.00 kwh/m²
- Bedrooms: 1

# Property Features

- Floor: 2
- Conservation status: Renovated
- Current condition: Free upon deed
- Surface: 61.00 m²
- Rooms: 2
- Bedrooms: 1
- Bathrooms: 1
- Kitchen: Exposed
- Position: Central
- Balconies: Presente
- Shower: Yes

# Nearby

- Gyms
- Wellness Centers
- Soccer Fields
- Sports Complexes
- Playgrounds
- Train Station
- Public Transportation
- Kindergarten
- Elementary Schools
- Middle Schools
- High Schools
- Cafes / Bars
- Post Offices
- Shopping Centers
- Municipal Offices / Town Halls

# Images













BARBECUE
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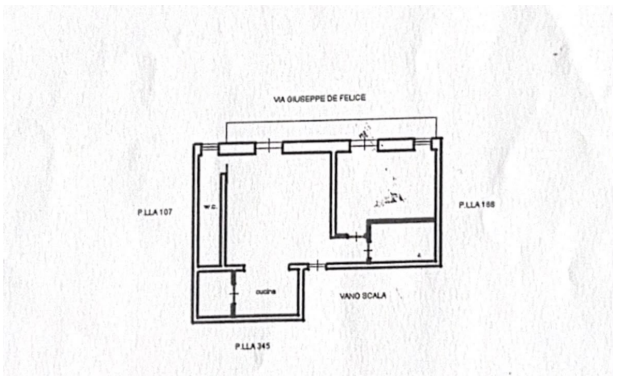











VIA GIUSEPPE DE FELICE
P.LLA 107
P.LLA 108
VANO SCALA
P.LLA 345