

Tuscany Inside

REAL ESTATE

TUSCANY INSIDE REAL ESTATE DI RIVIECCIO ANNA
Cell. Tel No: 0039 335 829 8214
Email: info@tuscanyinside.it

The real estate advertisings are made based on the information and documentation provided by the owner.
Tuscany Inside Real Estate by Anna Riveccio is not responsible for any inaccuracies, imperfections or anything else.

1 bed apartment walking distance to san gimignano town centre San Gimignano (Siena)

In the immediate vicinity of the historic center, easily reachable on foot, we offer the sale of an apartment located in a villa dating back to the mid-1800s.

The apartment is in good and habitable condition and needs modernization works such as, the renovation of the plants systems, possible renovation of the bathroom, painting of the walls, possible laying of a new floor, etc.

The property has an area of 60 square meters and is composed as follows:

On the ground floor: we enter the villa through a beautiful shared entrance with a frescoed ceiling, and, on this same floor, we enter the apartment which has a kitchen, a living room, a bedroom, a bathroom, a corridor and a storage room. The bedroom and bathroom feature a beautiful vaulted ceiling.

The property includes:

- a cellar of about 1.60 m2, not adjacent and with a separate access;
- a shared courtyard from which you can admire the beautiful panoramic view of the San Gimignano countryside.

The villa includes a total of 7 apartments.

SALE
€ 149.000,00

ANNOUNCEMENT DATA

Published on	07-02-2023
Reference	341
Type	Apartment
Property condition	2. Habitable/to refurbish

COMMERCIAL OFFER

Type of contract	Sale
Price	€ 149.000,00

GEOGRAPHIC DATA

Municipality	San Gimignano
Province	Siena
Region	Toscana
Country	Italy
Location	Walking distance to town

PROPERTY FEATURES

Energy rating	F, Certificazione Energetica EP globale non rinnovabile 174,94 kWh/m² anno EP globale rinnovabile 1,40 kWh/m² anno EP invernale del fabbricato Bassa EP estiva del fabbricato Media Edificio energia quasi zero No
m²	60
Rooms	N. 3
Bedrooms	N. 1
Bathrooms	N. 1
Cellars	N. 1 / m² 1,60

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FLOORS / ENTRANCE		ACCESSORIES	
Nr. Floors	1	Heating	town gas
Entrance floor	ground floor		

ADDITIONAL DATA		GARDENS AND GROUNDS	
Monthly charges	approx. 350/400 euro per year	Adjoining land	
		Comments	common courtyard and terrace



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