

# 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.

### apartment with garden near san gimignano San Gimignano (Siena)

About 4 km from San Gimignano and 5 km from Poggibonsi in the municipality of San Gimignano and in the countryside, for sale apartment on the first floor with private garden and parking space, in a renovated complex composed of 5 apartments.

The property is in excellent condition and completely renovated in 2019, a truly accurate renovation in the details.

The apartment enjoys excellent views and is very bright.

It is reached by the external staircase to the first floor, and it consists of a living room-kitchen, two bedrooms, one with private bathroom, another bathroom with shower serving the apartment, two mezzanines, one with a skylight, connected to the apartment by internal stairs.

Exclusive courtyard on the ground floor with barbecue and wooden house, parking space, and two convenient under-stairs storage rooms for storing any garden equipment or bicycles or other private things.

The apartment is very interesting both for tourist rental or for residential purchase.

**SALE**  
**€ 216.000,00**

<b>LISTING DATA</b>	<b>COMMERCIAL OFFER</b>
<b>Published on</b> 07-06-2025	<b>Type of contract</b> Sale
<b>Reference</b> 123	<b>Price</b> € 216.000,00
<b>Type</b> 1. Apartment	
<b>Property condition</b> 1. Restored	
<b>GEOGRAPHIC DATA</b>	<b>PROPERTY FEATURES</b>
<b>Municipality</b> San Gimignano	<b>Energy rating</b> F, EP globale non rinnovabile 148,45 kWh/m² anno EP globale rinnovabile 1,75 kWh/m² anno EP invernale del fabbricato Bassa EP estiva del fabbricato Media Edificio energia quasi zero No
<b>Province</b> Siena	<b>m²</b> 85
<b>Region</b> Toscana	<b>Rooms</b> N. 3
<b>Country</b> Italy	<b>Bedrooms</b> N. 2
<b>Location</b> Countryside	<b>Bathrooms</b> N. 2
<b>FLOORS / ENTRANCE</b>	<b>CAR</b>
<b>Independent entrance</b>	<b>Parking place</b>
<b>ACCESSORIES</b>	<b>GARDENS AND GROUNDS</b>
<b>Heating</b> Gpl Propane Gas	<b>Gardens</b>

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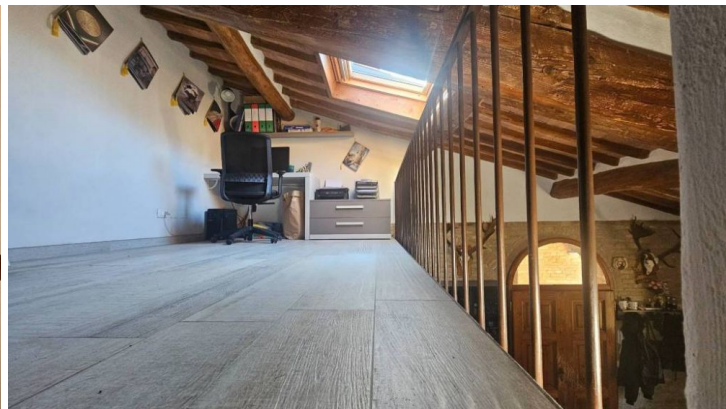


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