

**Real estate agency**

**Flat/Apartment - cod.C1023 - Centro price 260.000,00 euro**

In the heart of Porto Azzurro, less than 200 meters from the sea and just steps from the tourist harbor, we offer for sale a bright apartment located on the second and top floor of a well-maintained condominium with swimming pool.

The property consists of a spacious and welcoming living room, separate kitchen, bathroom, and a large double bedroom. The highlight of the property is the generous terrace, perfect for outdoor lunches and dinners during the warmer months — an ideal space to relax and enjoy pleasant moments in the open air.

The apartment is in good condition and equipped with all modern comforts, including air conditioning (hot/cold), ensuring maximum comfort throughout the year.

An ideal solution both as an investment, thanks to the high tourist demand in Porto Azzurro, and as a seaside holiday home for those who wish to enjoy the charm of the town center with beaches, services, and restaurants just a short walk away.

Don't miss this opportunity!

Contact us for further information or to schedule a viewing.

**characteristics**

Code	C1023
Typology	Appartamento
Floor	2
Surface (sqm)	63
Garden	No
Terrace/Balcony	Yes
N. bedrooms	1
N. bathrooms	1
Heating	No
Distance sea	100 mt
Sea view	No
Parking space/Box	No
Energetic class	175 KWh/Mqa - G
[EN] Spese Condominiali	1800.00 € / year
Aria condizionata	Yes



