

**Real estate agency**

**Flat/Apartment - cod.M1049 - Periferia    price 385.000,00 euro**

In the first outskirts of Portoferraio, very close to the sea and the main services, on the second and last floor of a recently built residential building, we offer a splendid and bright penthouse in excellent condition, free on all four sides, characterized by a very large exclusive terrace of approximately 90 m2 ideal for living outdoors and enjoying the mild climate characteristic of the island all year round.

The apartment, characterized by refined finishes and furnishings, and also included in the sale price, consists of a beautiful living area with custom-made kitchen, a master bedroom with private bathroom, second bathroom with shower and bedroom with exclusive terrace. The property is completed by a very comfortable external storage room and a garage on the ground floor.

Excellent investment both for families of residents and for those looking for an exclusive second home, new and close to the sea.

**characteristics**

|                         |                  |
|-------------------------|------------------|
| Code                    | M1049            |
| Floor                   | 2                |
| Surface (sqm)           | 110              |
| Garden                  | No               |
| Terrace/Balcony         | Yes              |
| N. bedrooms             | 2                |
| N. bathrooms            | 2                |
| Heating                 | Yes              |
| Distance sea            | 400 mt           |
| Sea view                | no               |
| Parking space/Box       | Yes              |
| Energetic class         | A                |
| [EN] Spese Condominiali | 1440.00 € / year |
| Aria condizionata       | No               |



