

**Real estate agency**

**Villa/farmhouse - cod.M1134 - Golfo della Biodola    Negotiation in agency**

In an unrepeatable and exclusive location, just a few steps from the beach, within the wonderful Gulf of Biodola, we offer a unique villa of its kind, characterized by a beautiful sea view. Currently divided into five apartments, there is the possibility of combining them into a single prestigious unit.

On the ground floor, with access from a driveway gate, we find three two-room apartments, each with an independent entrance and a terrace overlooking the sea. The lower floor consists of two more apartments, one two-room and one studio, also featuring a covered terrace with a sea view, along with a wonderful garden ideal for outdoor living during summer evenings.

The villa represents an optimal investment for short-term rentals, given its unrepeatable location just a few steps from the charming and tranquil Forno beach.

**characteristics**

|                         |                  |
|-------------------------|------------------|
| Code                    | M1134            |
| Typology                | Villa            |
| Floor                   | ground floor - 1 |
| Surface (sqm)           | 234              |
| Garden                  | yes              |
| Garden (sqm)            | 500              |
| Terrace/Balcony         | 3                |
| N. bedrooms             | 4                |
| N. bathrooms            | 5                |
| Heating                 | yes              |
| Distance sea            | 300m             |
| Sea view                | yes              |
| Parking space/Box       | yes              |
| Energetic class         | G                |
| [EN] Spese Condominiali | no               |
| Aria condizionata       | yes              |



