

**Real estate agency**

**Villetta - cod.E1077 - Cavo price 790.000,00 euro**

In a quiet location and just a few steps from the sea, we offer for sale a charming historic villa surrounded by a large garden of about 1,000 sqm, ideal as a private residence or as a solution to accommodate several families.

The property consists of two independent housing units: First unit (on two levels): on the ground floor there is an entrance hall, a bright living room, a spacious kitchen, and a guest bathroom. The upper floor features three bedrooms, a study, two bathrooms, and an additional room leading to a beautiful panoramic terrace with sea view.

Second unit (ground floor): composed of entrance, kitchen/living room, three bedrooms, and a bathroom. This independent solution is perfect for guests or as an investment property.

The large garden surrounds the villa, ensuring privacy, outdoor living spaces, and the possibility of creating relaxation areas.

A historic residence full of charm, immersed in the nature of Elba and only a few minutes from the seafront of the small village of Cavo.

**characteristics**

Code	E1077
Typology	Detached villa
Floor	Ground - 1
Surface (sqm)	330
Garden	Private
Garden (sqm)	1000
Terrace/Balcony	30 mq
N. bedrooms	6
N. bathrooms	4
Heating	No
Distance sea	300
Sea view	Yes
Parking space/Box	5 spaces
[EN] Spese Condominiali	No



