

**Real estate agency**

**Flat/Apartment - cod.S1130 - Procchio    price 230.000,00 euro**

In a dominant position overlooking the Gulf of Procchio, from which you can enjoy a beautiful sea view from the entire property, this independent two-room apartment features a large private garden of approximately 860 square meters. The house internally consists of a living area, a bedroom, and a bathroom, while the garden boasts spacious, well-maintained paved outdoor areas that can be fully enjoyed during the summer season; equipped areas for outdoor dining, a solarium area, shaded land from the holm oaks, parking area, and a storage room with an additional service bathroom. The property is in good maintenance condition and has air conditioning for both heating and cooling. Excellent for investment.

**characteristics**

|                         |                    |
|-------------------------|--------------------|
| Code                    | S1130              |
| Typology                | Apartment          |
| Floor                   | Ground floor       |
| Surface (sqm)           | 53                 |
| Garden                  | yes                |
| Garden (sqm)            | 860                |
| Terrace/Balcony         | yes                |
| N. bedrooms             | 1                  |
| N. bathrooms            | 2                  |
| Distance sea            | 500 mt             |
| Sea view                | yes                |
| Parking space/Box       | yes                |
| Energetic class         | "G Ipe 175 KWh/mqa |
| [EN] Spese Condominiali | no                 |
| Aria condizionata       | yes                |



