Real estate agency

Villa/farmhouse - cod.M1180 - Portoferraio Centro price 790.000,00 euro

In a panoramic location characterized by a splendid view of the sea and the city of Portoferraio, we offer a beautiful independent villa, equipped with a photovoltaic system and high-quality finishes. The villa is just a few minutes away from the center and the port, and therefore from the main services, but at the same time is very quiet and peaceful, with the sea nearby. Spread over two levels, the villa consists on the ground floor of a spacious garage and a porch, as well as utility rooms that ensure excellent insulation. On the first floor, accessible via a wide external staircase, there is a large living area with kitchen and pantry, along with a functioning fireplace, and a large surrounding terrace from which you can admire a beautiful panorama with sea view. There are also two bathrooms and four bedrooms, of which the master bedroom has an additional private bathroom and another terrace. The surrounding garden is partly used for parking, with related canopies, and has two areas equipped with barbecues ideal for outdoor lunches and dinners with family and friends. Finally, there is also a small green area, whose water supply is ensured by two wells owned exclusively. The recently installed photovoltaic system ensures excellent energy efficiency, guaranteeing low costs for heating and cooling the villa, despite its large size. The villa is an excellent investment for resident families, but it can also be used as a holiday home given its proximity to the sea and the possibility of creating multiple independent units.

characteristics

Code	M1180
Floor	Ground and first floor
Surface (sqm)	150
Garden	Yes
Garden (sqm)	1000
Terrace/Balcony	Yes
N. bedrooms	4
N. bathrooms	3
Heating	Yes
Distance sea	400 m
Sea view	Yes
Parking space/Box	Yes
Energetic class	E
[EN] Spese Condominiali	€0/month
Aria condizionata	Yes



Real estate agency

fotogallery









