

Villa

€ 235.000 negotiable

Ref. 527



60 sq.m | Bathrooms: 1 | Bedrooms: 2 | Rooms: 3

EXCLUSIVELY - At 7.5 km from the sea, in a panoramic position with an incomparable view of the Dianese Gulf and the valley, from Cervo to Diano Castello, up to Pizzo d'Evigno, stands the "Villaggio Merea", a real estate complex consisting of about 80 all independent villas with private garden.

The object of the sale is a villa of about 60 square meters. composed of entrance into living room with kitchenette, two bedrooms, bathroom with window, porch from which you can enjoy a breathtaking sea view and very extensive over the whole valley, closet. Thanks to the recent revision of the municipal regulatory plan, it is also possible to evaluate the closure of the porch, thus increasing the living area by approximately 18sqm, thus bringing it to approximately 78sqm overall.

Independent heating and individual autoclave system. The house is in excellent maintenance conditions with exposed wooden roof, PVC windows with double glazing and aluminum shutters.

The house has been recently painted both internally and externally and is finely furnished, ready to be inhabited without the need for any maintenance.

The private garden, measuring about 100 square meters with a priceless sea view, is in perfect condition, partly used as a garden and partly paved. The driveway access to the property allows you to park your car inside.

The building complex, with a pleasant aesthetic aspect, is completely immersed in the green of the Mediterranean scrub and also has a

playground and an equipped area.

Property Informations

Address: Località Merea, 75

Zip Code: 18010

Bedrooms: 2

Bathrooms: 1

Rooms: 3

State of Preservation: Excellent

Level: Ground Floor

Total Floor: 1

Parking: Uncovered Parking

Age Construction: 1980

Building Costs: € 40

Terrace: Present, 20 sq.m

Garden: Private, 100 sq.m

Sea Distance: 7.500 meter

Kitchen: Kitchenette

Features

Terrace: 20 □

Tv Antenna: Autonomous

Tv SAT: Autonomous

Closet

ADSL Coverage

Fastweb Coverage

Telephone System

Wiring: By Law

Shower

Wooden Window Frames

Aluminum Frames

Shutters

Sea View









