

## **Apartment**

### **€ 163.000 negotiable**

### **Ref. 545**



#### **37 sq.m | Bathrooms: 1 | Bedrooms: 1 | Rooms: 1**

Spacious and bright attic studio of 35sqm completely renovated and furnished with private parking space, 10 minutes walk from the beaches.

Convenient to the center and services, it is located on the top floor of a pleasant building built in the nineties with a lift. The accommodation is completely renovated and tastefully furnished with all custom-made furniture; it consists of an entrance into a single large room with kitchenette, utility room and bathroom. The four large velux offer a unique brightness to the whole environment, which further enhances the real parquet floor.

During the renovation, top-of-the-range materials were used and valuable furnishings and finishes were chosen.

Both the condominium and the apartment are still in excellent maintenance conditions: armored door, automated velux with shutter, video intercom, independent heating, autoclave, lift approved for the disabled which starts from the basement and reaches the floor below, green area.

The sale is completed by a parking space inside the condominium square closed by an automatic barrier and an attic for storage use.

A unique opportunity!

## Property Informations

<b>Address:</b> Via Diano Calderina, 38	<b>Zip Code:</b> 18013
<b>Bedrooms:</b> 1	<b>Bathrooms:</b> 1
<b>Rooms:</b> 1	<b>State of Preservation:</b> Excellent
<b>Level:</b> 4	<b>Total Floor:</b> 4
<b>Parking:</b> Uncovered Parking	<b>Lift:</b> Yes
<b>Age Construction:</b> 1992	<b>Building Costs:</b> € 40
<b>Garden:</b> Common, 200 sq.m	<b>Sea Distance:</b> 700 meter
<b>Kitchen:</b> Kitchenette	

## Features

Tv Antenna: Condominium	Closet	ADSL Coverage
Cellar: 8 □	Fastweb Coverage	Air-Conditioned
Parquet	Telephone System	Wiring: By Law
Shower	Aluminum Frames	Shutters

## Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Railway Station
Public Transport	Kindergarten	Elementary Schools	Schools
High Schools	Cafe	Post Offices	Shopping Centers
Municipal Offices			













