

## Town House for sale in Castellaro

### € 390.000

### Ref. 7V19



**195 sq.m. | Bathrooms: 3 | Bedrooms: 4 | Rooms: 10**

Charming semi-detached villa surrounded by olive trees in Castellaro.

This semi-detached villa for sale in Castellaro, nestled in the greenery of the first countryside, offers a lovely garden adorned with olive trees and ornamental plants, as well as beautiful open sea views. A separate dependence, separately sold, can be bought in order to have more space.

Located just outside the village center and a short distance from the Castellaro Golf Resort, the property enjoys a privileged position that ensures privacy and tranquility, while still being well connected to the coast and the picturesque villages of Castellaro and Pompeiana. With southeast exposure, the house benefits from excellent sunlight, making the spacious terrace a pleasant space to enjoy throughout the year.

Spread over two floors connected by a comfortable internal staircase, the home is currently divided into two independent living units.

On the ground floor, there are two bedrooms, a kitchen with living area, and a bathroom, offering a comfortable and functional layout.

On the first floor, the living area with kitchen opens onto the beautiful terrace, which runs along the entire perimeter of the house and offers splendid views of the surrounding greenery. The living area is well connected to the bedroom and

bathroom.

The current division into two separate living units, along with the presence of a laundry room and a convenient garage, adds great versatility, making this property an ideal choice both as a primary residence and as a charming holiday home.

## Certification

Energy Class: G

EPglnr: 190.44 kwh/□

## Features

Heating: Independent

Parking: Uncovered

Balconies: Present

Terrace: Present

Garden: Private, 2.000 sq.m.

Garage: Single

Distance from the sea : 6 km

## Nearby

Primary Schools

Cafe

Post Office / Bank

