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Coldwell Banker FRG & Partners
Piazza delle Erbe, 21 - Via Cairoli 28 - 01100 Viterbo
P.IVA e C.F.: 01956340564
Tel.: 0761 332038

Two-family villa for Sell in Sutri - Area: Colle Diana

📍 Via dei Tirreni, Viterbo, 01015 (VT)

395.000€



Contact info



Coldwell Banker FRG & Partners

Marco Cristofari

Phone: (+39) 0761 332038

Mobile: 3285885262

Email: marco.cristofari@cbitaly.it

Description

Prestigious semi-detached villa in Colle Diana – Sutri (VT)

We are in the green heart of Colle Diana, an exclusive residential area in Sutri. This private and well-maintained residence also offers tennis courts, five-a-side football, paddle tennis, and a nearby golf course: an ideal place for those who love living in harmony with nature without sacrificing comfort.

Surrounded by greenery yet just minutes from the historic center and all major amenities, just 40 minutes from Rome, we offer for sale a charming semi-detached villa, renovated in 2000 with top-quality materials and handcrafted finishes.

An elegant home, perfect as a primary residence or a prestigious residence, where comfort and sophistication blend in perfect harmony. Solidly built in the 1990s, it was completely renovated in 2000 using high-end materials and craftsmanship.

The villa is spread over three levels with a total surface area of approximately 220 m², surrounded by a well-kept and equipped garden.

On the ground floor, we're greeted by a spacious triple living room with an Azul Bahia marble fireplace, a true work of art and the focal point of the living area. There's also an elegant and functional eat-in kitchen with Guatemala marble countertops. A wood and glass sliding door leads to the bedroom/whirlpool tub and bathroom finished in Macaubas and Manto di Maria marble.

Turkish travertine flooring, which gives brightness and continuity to the rooms

The first floor comprises: a 25 m² master bedroom with Cabrueva parquet flooring, a precious and warm wood, a second double bedroom of the same size (25 m²), and a bathroom with a bathtub, meticulously detailed and featuring high-quality finishes.

The property includes a basement level comprising a tavern with a brick fireplace, ideal for dinners and convivial moments, and a convenient 30 m² garage.

General information:

Alarm system, automatic 4-section irrigation system, doors and furniture made to measure from domestic wood, of excellent craftsmanship, Douglas fir window frames with iron shutters and mosquito nets.

Details



Property ID: CBI006-7-333015



Surface: 220.00 m²



Rooms: 7



Garden: Privato, 1.000 sqm



Bathrooms: 3



Bedrooms: 3

Property Features



Floor: On two levels



Conservation status: **Excellent**



Current condition: **Free upon deed**



Surface: 220.00 m²



Rooms: 7



Bedrooms: 3



Bathrooms: 3



Kitchen: **Habitable**



Position: **Residential area**



Balconies: **Presente**



Shower: **Yes**



Garage: **Double**



Garden: **Private, 1.000 sqm**



Fireplace: **Yes**



Parquet : **Yes**

Nearby



Gyms



Wellness Centers



Soccer Fields



Sports Complexes



Tennis Courts



Bike Paths



Playgrounds



Train Station



Public Transportation



Kindergarten



Elementary Schools



Middle Schools



High Schools



Cafes / Bars



Post Offices



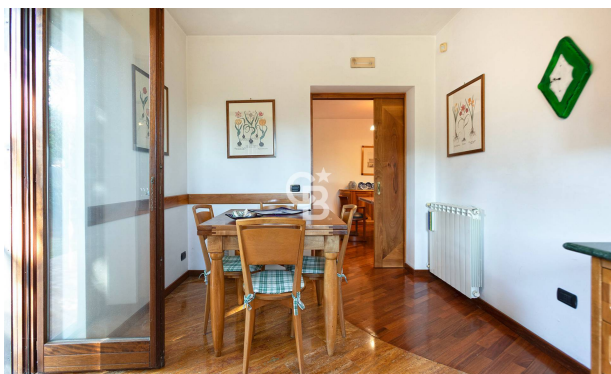
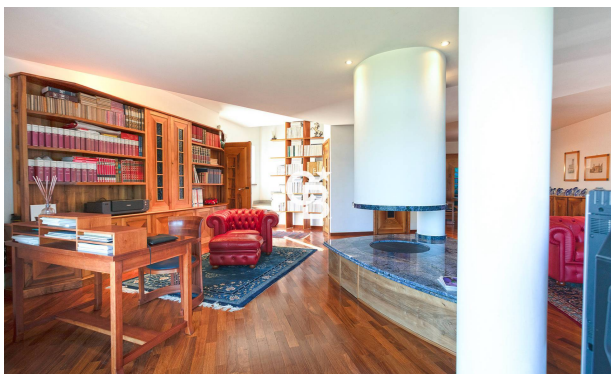
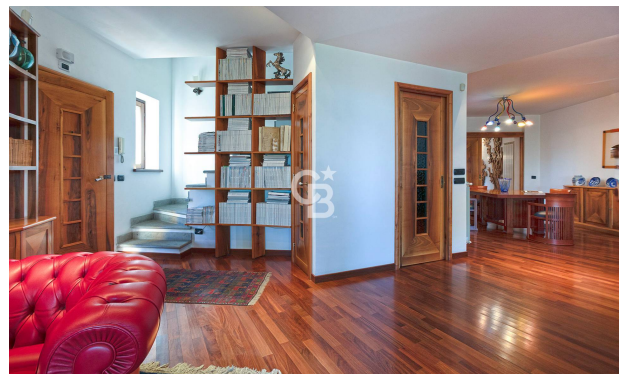
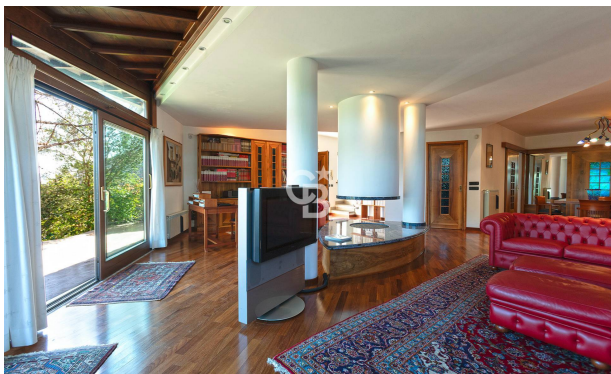
Shopping Centers



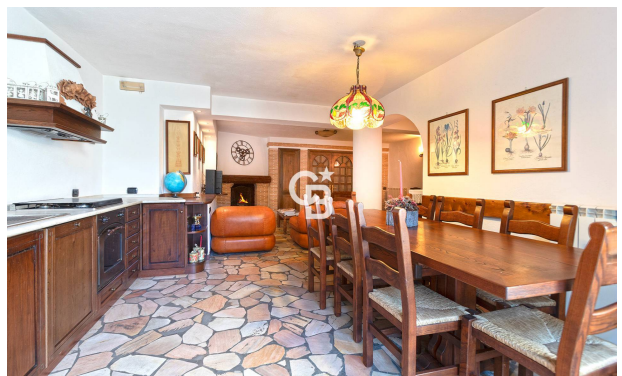
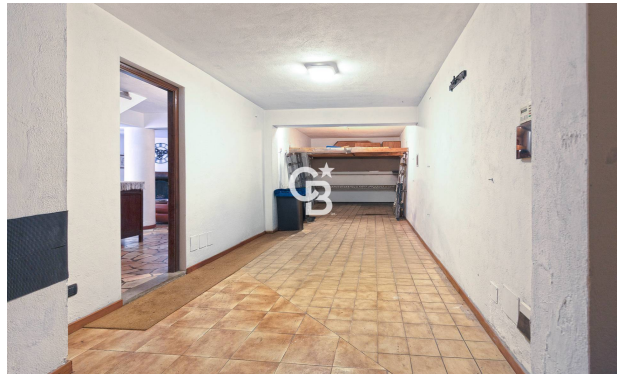
Municipal Offices / Town Halls

Images





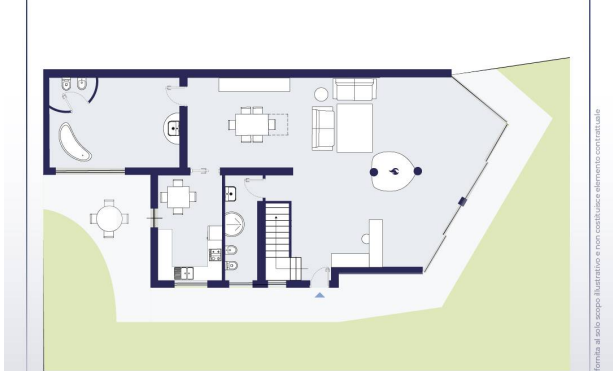




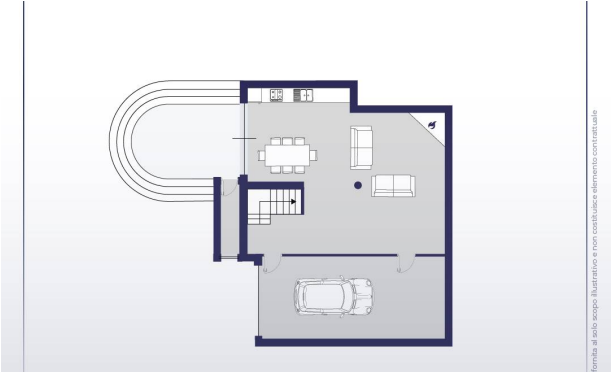




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