



COLDWELL BANKER
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Portion of villa for Sell in Giuggianello

📍 SC Polisano 1a, Lecce, 73030 (LE)

270.000€



Contact info



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Description

APULIA SALENTO GIUGGIANELLO

In Giuggianello, we offer for sale a villa of approximately 282 square meters, with garage and building land of approximately 1100 square meters.

From the patio in front of the house, decorated with beautiful flowerbeds, you access the main entrance of the property, where a small staircase leads us to the mezzanine floor, where the living area develops. We are welcomed by a large and bright living room with double view from which you reach the dining room and the kitchen; a bathroom serving the living area completes the floor.

A majestic marble staircase leads to the upper floor, where the sleeping area is located, consisting of three double bedrooms and a bathroom.

The sleeping area is preceded by a study space from which a spiral staircase leads to the upper floor where we find a large and bright attic equipped with a kitchenette and bathroom and overlooking two terraces.

An external ramp leads to the convenient garage of approximately 40 m2.

Adjacent to the property we find a building plot of approximately 1,100 m2.

The property is a portion of a villa that has been divided, thanks also to its large size, to create two single units that, with the construction of a dividing wall, could become two completely independent solutions.

The adjacent property, also for sale with a separate price, currently consists of two separate apartments, an attic and a garage.

The property represents a beautiful private reality far from the chaos, also considering the view on the greenery, and can constitute both an interesting housing solution and an excellent investment for hospitality use considering the presence of the adjacent part already prepared for this purpose.

The property requires some modernization work but is in excellent structural condition.

Giuggianello is only 12 km from Otranto, 35 km from Lecce and 85 km from Brindisi Airport.

Details



Property ID: CBI069-2123-132708



Surface: 412.00 m²



Rooms: 5



Bathrooms: 2



Energy Class: F



Bedrooms: 3

Property Features



Floor: On two levels



Conservation status: **Good**



Current condition: **Free upon deed**



Surface: **412.00 m²**



Rooms: **5**



Bedrooms: **3**



Bathrooms: **2**



Kitchen: **Habitable**



Position: **Semi-central**



Balconies: **Presente**



Shower: **Yes**



Garage: **Single**



Garden: **Private,**



Fireplace: **Yes**

Nearby



Gyms



Beauty centres



Soccer fields



Sport centres



Tennis courts



Cycle paths



Playgrounds



Rail station



Public transports



Nursery school



Primary schools



Secondary schools



High school



Bar



Post offices



Shopping centres



Municipal office

Images





