



COLDWELL BANKER
GRUPPO BODINI

Coldwell Banker Gruppo Bodini
Via 95 Reggimento Fanteria, 11 - 73100 Lecce
P.IVA e C.F.: 04756020758
Tel.: (+39) 0832 099369

Villa for Sell in Lecce - Area: Salesiani

📍 Via Bartolo Longo, Lecce, 73100 (LE)

540.000€



Contact info



Coldwell Banker Gruppo Bodini

Mirko Greco

Phone: +39 0832 099369

Description

LECCE

We offer for sale in Via Bartolo Longo, just a few minutes from the city center in the renowned Salesiani neighborhood, an elegant **portion of a villa** of about 350 sqm located on the ground floor and the ground floor of a two-family residential context, private and elegant, with excellent internal finishes and spacious and bright rooms.

The house is surrounded by livable outdoor spaces and a large and exclusive garden, for a total outdoor surface area of about 650 sqm.

An outdoor space of 120 sqm in front, where it is possible to park one or even more cars, leads to the ground floor of 240 sqm where we are welcomed by an elegant entrance hall.

The large **living room** is the heart of this beautiful property, whose brightness is guaranteed by two large windows and a glass door that allows access to the 380 sqm garden, preceded by a 60 sqm veranda that can be used to live the house also outside.

There are also an **eat-in kitchen**, with a large laundry room and a storage, which overlooks an outdoor area of 100 sqm, a **study room** with independent access and one bathroom.

The sleeping area consists of **2 bedrooms**, with the possibility of creating a third one, if necessary.

An internal staircase connects the ground floor to the ground floor, where there is a 75 sqm. The two levels can also be connected by replacing the internal elevator.

The villa has also a second entrance that leads to the kitchen and the garden.

This prestigious property is located in one of the most sought-after neighborhoods of the city, a few steps from Simone Renda Park and the city center and all services.

It is located 10 km from the Adriatic Sea, 32 km from the Ionian coast and 48 km from Brindisi Airport.

Details



Property ID: CBI069-613-132672



Surface: 380.00 m²



Rooms: 7



Garden: Privato, 650 sqm



Bathrooms: 1



Energy Class: E EP glnr: 88.25 kwh/m²



Bedrooms: 2

Property Features



Floor: Ground floor



Conservation status: Excellent



Current condition: Free upon deed



Surface: 380.00 m²



Rooms: 7



Bedrooms: 2



Bathrooms: 1



Kitchen: Habitable



Position: Residential area



Shower: Yes



Parking space: Uncovered



Garden: Private, 650 sqm



Fireplace: Yes



Parquet : 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



