



COLDWELL BANKER
FORTE DEI MARMI

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Villa for Sell in Pietrasanta - Area: Vallecchia

📍 Via B. Pilli, Lucca, 55045 (LU)

750.000€



Contact info



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Description

Villa Elisa is an independent property and is located in Vallecchia, in a strategic position a short distance from the center of Pietrasanta and about 5 km from the beaches of Versilia.

The villa is divided as follows: on the first floor there is an apartment of about 130 square meters which offers generous spaces and includes a welcoming entrance hall, a large living room with a beautiful fireplace, an eat-in kitchen with a small balcony, a closet and a sleeping area where three bedrooms. One of the bedrooms also has a mezzanine in the attic, which adds a touch of charm and further versatile space. Two bathrooms are available to the inhabitants of the apartment. A large 35 m² habitable terrace accompanies the sleeping area and is perfect for enjoying the mild climate of our Versilia and spending relaxing moments outdoors.

A double garage, a practical laundry room and the cellar in the basement complete the services of this apartment which is also accompanied by a garden with an automatic gate, planted with olive trees and precious ornamental plants, which create a pleasant and relaxing environment.

On the ground floor of the building there is an already leased commercial fund, which represents a source of income. This commercial space is made up of a room of about 100 m², the heart of the business, and also has a usable pergola of about 50 m², which offers a covered outdoor space, in addition there are a warehouse and additional services available.

This property represents an ideal solution for those who wish to live in a residential area that allows easy access to the beaches and the many attractions of Versilia, to the heart of the city of Pietrasanta and to fantastic excursions immersed in the nature of the Apuan Alps Park. Furthermore, with its combination of living comfort and commercial opportunities, it offers an extremely attractive investment.

For privacy reasons, the address in the file is indicative and the property is located nearby – Exclusive Sale of Coldwell Banker

Details



Property ID: CBI129-1593-130103



Surface: 170.00 m²



Rooms: 10



Garden: Privato, 450 sqm



Bathrooms: 2



Energy Class: F EP glnr: 187.00 kwh/m²



Bedrooms: 3

Property Features



Floor: **Building**



Conservation status: **Good**



Current condition: **Free upon deed**



Surface: **170.00 m²**



Rooms: **10**



Bedrooms: **3**



Bathrooms: **2**



Kitchen: **Habitable**



Position: **Touristic**



Balconies: **Presente**



Parking space: **Covered**



Garage: **Double**



Garden: **Private, 450 sqm**



Fireplace: **Yes**



Terrace: **Present**

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







