Coldwell Banker 24RE
Via Costantino Morin, 34 - 00192 Roma
P.IVA e C.F.: 17290641004
Tel.: 0686665271

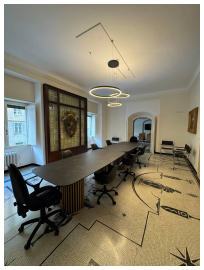
Penthouse for Sell in Monte Argentario - Area: Porto Ercole

Via del Grecale, Grosseto, 58018 (GR)

420.000€



Contact info



Coldwell Banker 24RE

Coldwell Banker 24RE

Phone: 0686665271
Email: 24reroma@cbitaly.it

Description

PORTO ERCOLE – Penthouse
COLDWELL BANKER is pleased to present the **exclusive sale** of an elegant **107 sqm penthouse apartment**, located on the top floor of a **three-story building** from the 1980s, in the heart of **Monte Argentario**, specifically in **Porto Ercole**.
Prime Location & Breathtaking Views Strategically positioned just a short walk from **Cala Galera Marina, Feniglia Beach,** and the **center of Porto Ercole**, this well-maintained property enjoys **a dual exposure**, offering stunning views of both the **sea and Monte Argentario**.
Interior Layout & Features The apartment boasts a **practical square layout** and comprises:

- A **spacious 47 sqm living room** with an **open-plan kitchen**.
- **Two large double bedrooms**, one with an **en-suite bathroom**.
- **A third bedroom**.
- **A second bathroom**.
- **A 14 sqm livable terrace**, perfect for outdoor dining and relaxation.
- **A generous attic space**, ideal for additional storage.

High-End Finishes & Comfort The apartment is **tastefully finished** with **premium materials** and is in **excellent condition**. It features:

- A **fully functional fireplace**.
- **Fixed and movable furnishings included** in the sale.
- **All essential appliances**.
- **Inverter air conditioning system**.
- **A brand-new gas boiler** for hot water supply.

Amenities & Accessibility Within close proximity, residents have access to **various local services**, including:

- **Bars, tobacconists, a bakery, and a small supermarket**.
- **A spacious public parking area adjacent to the building**.

Please note: There is no elevator in the building.
About Coldwell Banker Coldwell Banker has a long history of **success and leadership**. The brand has expanded to become one of the **most renowned and trusted names in the international real estate market**. Founded in **1906**, with a strong commitment to **professional ethics and customer service**, these values continue to be the foundation of our business philosophy.
Coldwell Banker stands out for providing **360° real estate services**, covering both **residential and commercial property brokerage**. Our **cutting-edge marketing tools, industry-leading training programs, and advanced online resources** are key factors behind our continued success.
THE INFORMATION AND FLOOR PLANS PROVIDED ARE FOR REFERENCE ONLY AND DO NOT CONSTITUTE CONTRACTUAL ELEMENTS.

Details

Property ID: CBI161-2275-209

Surface: 107.00 m²

Rooms: 4

Bathrooms: 2

Energy Class: G

Bedrooms: 3

Property Features

Floor: 3

Conservation status: Excellent

Current condition: Free upon deed

Surface: 107.00 m²

Rooms: 4

Bedrooms: 3

Bathrooms: 2

Kitchen: Exposed

Position: Touristic

Balconies: Presente

Shower: Yes

Parking space: Uncovered

Fireplace: Yes

Terrace: Present

Parquet : Yes

Nearby

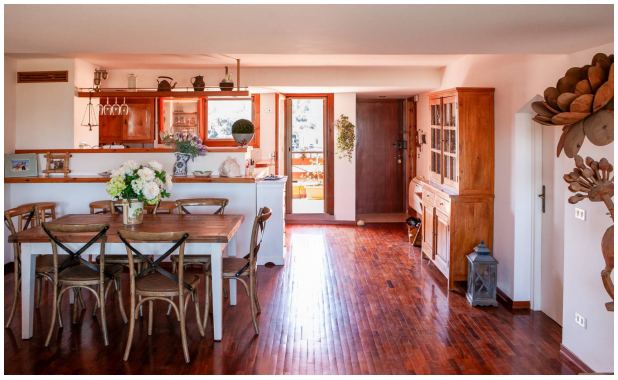
- Wellness Centers
- Soccer Fields
- Sports Complexes
- Tennis Courts
- Bike Paths
- Playgrounds
- Public Transportation
- Kindergarten
- Elementary Schools
- Middle Schools
- High Schools
- Cafes / Bars
- Post Offices
- Shopping Centers
- Municipal Offices / Town Halls

Images







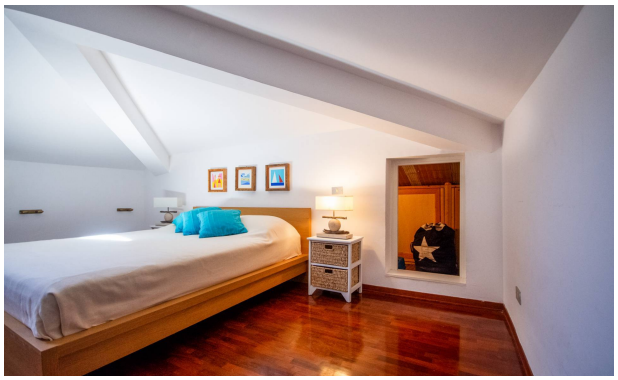








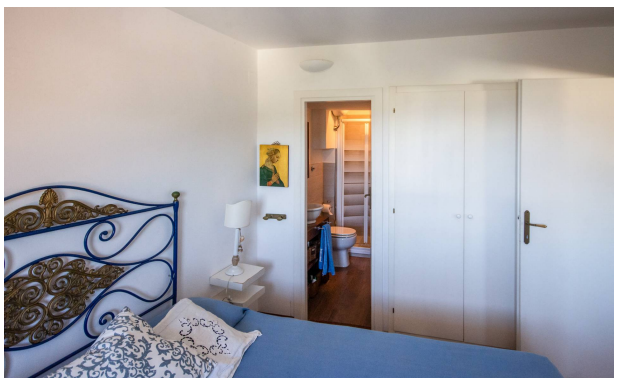


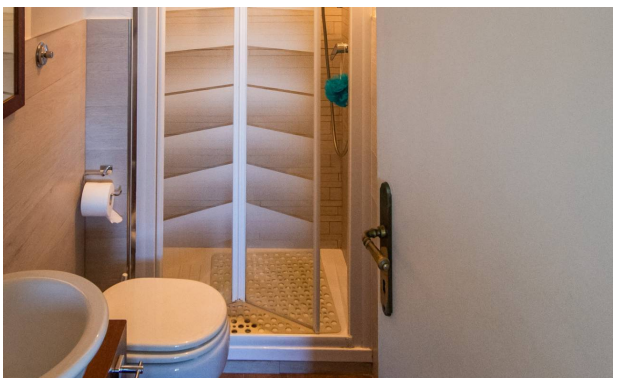













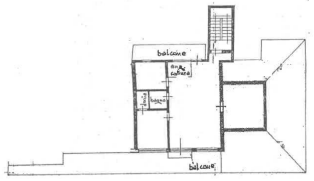












piano terzo