



COLDWELL BANKER
ITALY

Coldwell Banker Maxi Real Estate
C.so Umberto I, 31-33 - 97015 Modica
P.IVA e C.F.: 01831050883
Tel.: +390932441464

Single House for Sell in Vittoria

📍 Via Cavalieri di Vittorio Veneto, Ragusa, 97019 (RG)

270.000€



Contact info



Coldwell Banker Maxi Real Estate

**Coldwell Banker Maxi
Real Estate**

Phone: +390932441464
Email: annunci@cbmaxire.it

Description

Coldwell Banker offers for sale a detached house of approximately 550 square meters, located on Via Cavalieri di Vittorio Veneto in Vittoria (RG), in a semi-central and well-served area.

The property extends over three levels: ground floor, mezzanine, and first floor, for a total living area of approximately 200 square meters, plus two storage rooms (one measuring 153 square meters and one measuring 75 square meters) and a garage. The property is surrounded by approximately 200 square meters of buildable land, a valuable asset given the rarity of similar properties in this area.

The interior layout is particularly functional and versatile: the ground floor features two living areas, three bedrooms, two bathrooms, and a light well, ensuring excellent light and ventilation. The mezzanine level also boasts a light well, while the first floor boasts two balconies and a multipurpose room, ideal for a study, hobby room, or additional customizable space.

The house requires modernization, offering the opportunity to repurpose the spaces according to your living needs, investment needs, or specific projects. The size, layout, and large outdoor spaces make the property suitable for use as a recreation center, club headquarters, educational space, or other uses compliant with current regulations.

The location is extremely attractive: the property overlooks three surrounding streets, ensuring excellent exposure and accessibility, and is nestled in a quiet area, close to essential services such as schools, supermarkets, shops, pharmacies, medical practices, a hospital, and major urban transport links.

A rare property due to its size, features, and potential, it's ideal for those seeking a large detached home with building land in a convenient and well-served area of Vittoria, or for investors and professionals seeking flexible space for specific projects. Available upon deed.

Details



Property ID: CBI163-3097-6874



Surface: 550.00 m²



Rooms: 8



Garden: Privato, 200 sqm



Bathrooms: 2



Energy Class: G



Bedrooms: 3

Property Features



Floor: Ground floor



Conservation status: To be renovated



Current condition: Free upon deed



Surface: 550.00 m²



Rooms: 8



Bedrooms: 3



Bathrooms: 2



Kitchen: Habitable



Position: Semi-central



Shower: Yes



Parking space: Covered



Garage: Triple



Garden: Private, 200 sqm

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













