



COLDWELL BANKER
ITALY

Coldwell Banker 24RE
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Villa for Sell in Partinico

📍 contrada baronia, Palermo, PA

88.000€



Contact info



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Description

Villa with Land and Lake View – **Contrada Baronìa, Partinico (PA)** In **Contrada Baronìa**, just a few meters from the picturesque **Lake Poma** and the **Palermo**–**Partinico state road**, we offer for sale an **independent villa** surrounded by the lush Sicilian countryside, in a peaceful setting with a stunning **panoramic lake view**.

The location is strategic: the property enjoys a quiet, private position yet remains easily accessible – only **10 minutes from the center of Partinico**, **20 minutes from the beaches of Balestrate**, and **40 minutes from Palermo**. This makes it ideal both as a **private residence** and as a **tourist accommodation investment**.

The villa is arranged over **two levels**, each of approximately **159 sqm** (for a total of **318 sqm**, excluding outdoor areas), and is composed as follows:

Ground Floor:

- 4 rooms
- 1 bathroom
- 2 verandas

First Floor:

- 5 rooms
- 1 bathroom
- 2 verandas

The property includes approximately **20,000 sqm of agricultural land**, flat and well exposed, perfect for cultivation, or for creating an **agritourism, eco-resort**, or **nature and sports retreat**.

The villa requires **complete renovation**, yet it offers a **unique investment opportunity** thanks to its **strategic location, lake view**, and **authentic natural surroundings**.

Ideal for those seeking to create an **eco-friendly hospitality project**, a **nature and wellness resort**, or a **private residence immersed in greenery** with panoramic views in one of the most charming areas of the **Partinico countryside**.

Details



Property ID: CBI170-3033-308



Surface: 318.00 m²



Rooms: 11



Bathrooms: 2



Bedrooms: 9

Property Features



Floor: Multi-story



Conservation status: To be renovated



Current condition: Free upon deed



Surface: 318.00 m²



Rooms: 11



Bedrooms: 9



Bathrooms: 2



Kitchen: Present



Position: Central



Parking space: Uncovered



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





