

Villas for Sale in Sinalunga (SI)

210.000 €

Ref: VL189



**Size :** 273 sqm

**Rooms :** 5

**Bedrooms :** 3

**Bathrooms :** 1

**Garage :** Double

**Garden :** Private

**Energy class :** G

**IPE :** 300

SINALUNGA (SI), at an altitude of 280 m above sea level, villa for sale in a flat position in the countryside. Very bright, easy to access and not isolated. The cadastral surface measures 273 m<sup>2</sup> on two levels within partly agricultural and partly urban land with a total surface area of 2700 m<sup>2</sup> with well. It also has annexes, namely a warehouse/shed of 67 m<sup>2</sup>, a shed of 102 m<sup>2</sup>, storage rooms (exporcilaia) of 31 m<sup>2</sup>. On the ground floor it has an entrance porch, staircase, two cellars, boiler room, garage and former stable. On the first floor it has a living room with terrace, hallway, dining room with kitchenette, two double bedrooms, bedroom and bathroom. The property was built in the 1970s and has been well preserved over time, including the roof and facade. Inside it requires some renovation work for modern use. The property is equipped with an oil heating system. The external window frames are made of Douglas fir wood with simple glass. The roller shutters are made of PVC. Request Euro210,000.00. (Energy Class: G and IPE > 300 Kwh/m<sup>2</sup>year). Ref. VL189.

















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