

## typical historical house for sale in Colfelice Colfelice (Coldragone)

€ 15.000

Ref. AC99-149-1072



**140 sq.m. | Bathrooms: 1 | Bedrooms: 3 | Rooms: 8**

Anna Maria house

In Colfelice (via Guardiola) we offer for sale a house on two levels with independent entrance, large courtyard / garden and terrace, the whole structure in local stone.

The property has an external connection via a comfortable stone staircase, on the access floor we find a large paved courtyard in reinforced concrete of over 80 square meters, kitchen with wood oven, living room and bedroom.

On the first floor there is the sleeping area, consisting of a double bedroom of over 25 square meters, two bedrooms, a bathroom, all connected to the panoramic terrace of about 30 square meters.

The property is on the whole to be restored even if part of the roof has already been restored.

The electrical and heating systems are to be redone, as well as the windows and the wooden entrance door.

Located in an excellent position, a few meters from all city services, the house is very comfortable and functional.

Excellent investment.

For information and / or appointments 3493400492 - For international Clients (english) 00393348094290

## Certification

**Energy Class:** G

## Features

Code: AC99-149-1072	Reason: Sale
Categoria: typical historical house	Address: Via Guardiola, SNC
Zip Code: 3030	Municipality: Colfelice
Zona: Colfelice (Coldragone)	Total Square Meters: 140 sq.m.
Bedrooms: 3	Bathrooms: 1
Rooms: 8	State of Preservation: Be Restored
Level: On two-levels	Total Floor: 2
Heating: Heating	Age Construction: 1900
Terrace: Present, 30 sq.m.	Garden: Private, 50 sq.m.
Kitchen: Regular Kitchen	Terrace : 30 □
Tv Antenna : Autonomous	Tv SAT : Autonomous
Closet	ADSL Coverage
Fastweb Coverage	Fireplace
Telephone System	Shower
Wooden Window Frames	Shutters

## Nearby

Gyms	Football Fields
Fitness Centers	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
Cafe	Post Offices
Municipal Offices	





