

Villa for sale in Cassino

€ 629.000

Ref. AC99-149-1483



500 sq.m. | Bathrooms: 4 | Bedrooms: 5 | Rooms: 23

Villa Laura

Cassino (C.so Della Repubblica), immersed in a private park of over 1200 meters, we are pleased to offer for sale an elegant villa on three levels, very bright and private, with triple exposure and three terraces.

One of the many uniquenesses is certainly linked to the lovely stream of crystalline spring water that flows in sight and crosses the entire garden, making it one of a kind and guaranteeing an unlimited source of water, coming from the Monte Cassino mountain.

The property is in good condition, on the ground floor there is a garage, two large rooms to create a rustic kitchen with double French windows onto the rear garden and five further rooms used as a cellar.

On the mezzanine floor we find the large representative living area, made up of a large entrance hall, double living room with fireplace and original Vietri ceramic floors, terrace of over 40 m2, kitchen, tea room with grand piano, study with second fireplace and wooden paneling, bedroom and bathroom. The internal marble staircase leads to the first floor, where there is the sleeping area consisting of five double bedrooms, two bathrooms and a second terrace of approximately 80 m2.

The second and last floor is accessible from the aforementioned terrace, via an external iron staircase, there we find a third terrace and access to the attic, very convenient in case of any maintenance.

With the exception of the double living room and the three bathrooms which have Vietri majolica, all the other floors are in marble, the fixtures on the mezzanine floor have been replaced with double-glazed ones, while those on the first floor are

in original wood, still with roller shutters.

The electrical, plumbing and heating systems (methane gas) are all functional, despite having been built several years ago, while the roof is in excellent condition.

This elegant Villa is located in a strategic position, a few meters from the Mother Church of Cassino and all city services.

Naturally it lends itself to multiple uses, not only as a stately home for residential purposes, because the large size and the garden allow it to be purchased for professional or tourist purposes, with a considerable income.

It is sold partially furnished.

For information or appointments 3493400492 - 0776566289 - For International Clients 00393348094290

Certification

Energy Class: G

Features

Code: AC99-149-1483	Reason: Sale
Categoria: Villa	Address: Corso Della Repubblica
Zip Code: 3043	Municipality: Cassino
Total Square Meters: 500 sq.m.	Bedrooms: 5
Bathrooms: 4	Rooms: 23
State of Preservation: Good	Level: Buildings
Total Floor: 3	Heating: Heating
Parking: Uncovered Parking	Age Construction: 1956
Balconies: Present	Terrace: Present, 50 sq.m.
Garden: Private, 1.200 sq.m.	Kitchen: Regular Kitchen
Box: Single, 15 sq.m.	Terrace : 50 □
Tv Antenna : Autonomous	Tv SAT : Autonomous
Closet	ADSL Coverage
Cellar : 80 □	Fastweb Coverage
Fireplace	Telephone System
Shower	Wooden Window Frames
Aluminum Frames	Safe-Deposit Box
Shutters	

Nearby

Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
High Schools	Cafe

Post Offices

Shopping Centers

Municipal Offices





Alfano Real Estate S.r.l.

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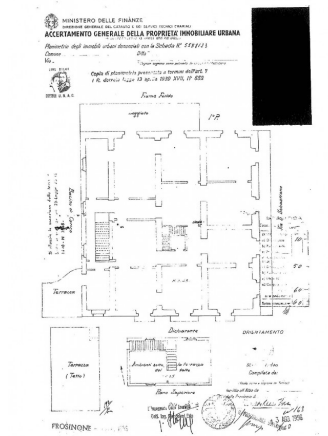
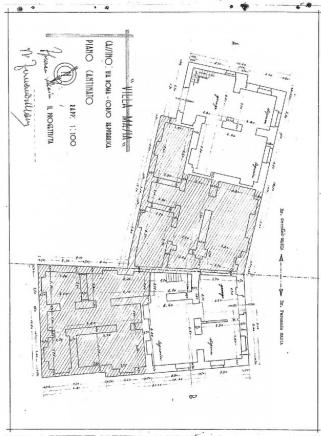
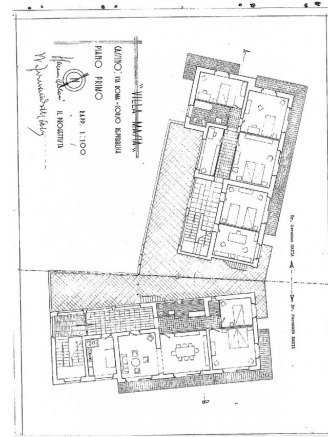
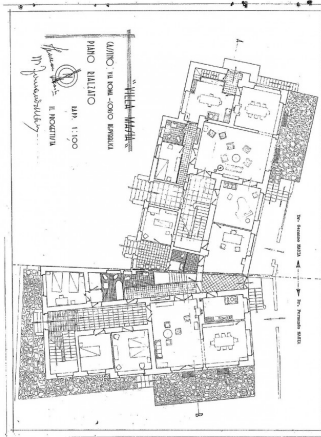
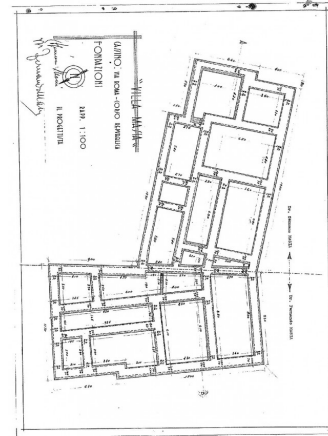
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