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**detached house for sale in Roccasecca**  
**Caprile**  
**€ 88.000**  
**Ref. AC99-149-1534**



**190 sq.m. | Bathrooms: 2 | Bedrooms: 4 | Rooms: 13**

**Strong House**

In Roccasecca (Ponticello di Caprile area) we offer for sale a detached house, developed on two levels with a large garden of 2000 meters of property completely fenced, well and garage.

The property is in good condition, on the ground floor we find a lovely two-room apartment consisting of double entrance, living room with fireplace and open kitchen, bedroom and bathroom. The two adjacent doors complete the living area, in the first there is a rustic kitchen with adjoining cellar and in the other a small room with a wood oven. Through the marble staircase you access the first floor, where there are four bedrooms, a second bathroom and two balconies.

The structure of the property is in excellent condition, as is the roof, the window frames are made of wood with roller shutters and iron grates, the floors are all in terrazzo of various colors dating back to the first decades of the last century with the exception of the cellars, which are paved in concrete.

The garden surrounding the house is flat, on which stands a second property, built with tuff blocks and registered as a garage/storage room, in which we find three further cellars and the garage.

The property has a panoramic view of the surrounding green hills and the characteristic medieval village of Caprile, in fact the brightness of all the rooms is excellent, from dawn to dusk.

The electrical system needs updating, the heating system has a LPG tank with boiler and cast iron radiators.

Excellent investment.

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

## Certification

**Energy Class:** G

## Features

Code: AC99-149-1534	Reason: Sale
Categoria: detached house	Address: Via Vesceto, snc
Zip Code: 3033	Municipality: Roccasecca
Zona: Caprile	Total Square Meters: 190 sq.m.
Bedrooms: 4	Bathrooms: 2
Rooms: 13	State of Preservation: Good
Level: On two-levels	Total Floor: 2
Heating: Heating	Age Construction: 1940
Balconies: Present, 4 sq.m.	Terrace: Present, 50 sq.m.
Garden: Private, 2.000 sq.m.	Kitchen: Regular Kitchen
Box: Single	Terrace : 50 □
Tv Antenna : Autonomous	Tv SAT : Autonomous
Closet	ADSL Coverage
Cellar : 65 □	Fastweb Coverage
Fireplace	Telephone System
Shower	Wooden Window Frames
Aluminum Frames	

## 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	Municipal Offices



**Alfano Real Estate S.r.l.**

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