

# Apartment for sale in Fontana Liri

## Fontana Liri Inferiore

### € 55.000

### Ref. AC99-149-1535



**100 sq.m. | Bathrooms: 1 | Bedrooms: 2 | Rooms: 8**

#### Josephine's House

In Fontana Liri (Via Pola) we offer for sale a lovely apartment on the mezzanine floor with an exclusive garden and cellar, triple exposure which makes it very bright. The property is in excellent condition, is immediately habitable and is composed as follows: entrance hall, lounge, eat-in kitchen, two bedrooms, bathroom and closet. The garden of about 30 square meters is located slightly below the master bedroom which overlooks the surrounding hills, currently there is no direct connection from the balcony but it could be created.

The external pedestrian passage also leads us to the cellar, recently restored of about 8 square meters. The property is located in this building built in the first half of the 900'' of only two floors, where there are four apartments.

Internally the floors are marble, the window frames are wooden with shutters, methane gas heating with cast iron radiators, electrical and plumbing systems in perfect condition but currently suspended, as the house is not inhabited.

The apartment is immediately habitable, does not require extraordinary maintenance work and is sold almost completely furnished. It is located a few steps from the main city services and from Piazza Trento, the epicenter of the town.

For information or appointments 077623036 - 0776566289 - For International Clients 00393348094290

## Certification

**Energy Class:** G

## Features

Code: AC99-149-1535	Reason: Sale
Categoria: Apartment	Address: Via Pola
Zip Code: 3035	Municipality: Fontana Liri
Zona: Fontana Liri Inferiore	Total Square Meters: 100 sq.m.
Bedrooms: 2	Bathrooms: 1
Rooms: 8	State of Preservation: Excellent
Level: Mezzanine	Total Floor: 2
Heating: Heating	Age Construction: 1940
Balconies: Present, 5 sq.m.	Garden: Private, 30 sq.m.
Kitchen: Regular Kitchen	Tv Antenna : Autonomous
Tv SAT : Autonomous	Closet
ADSL Coverage	Cellar : 8 □
Fastweb Coverage	Air-Conditioned
Telephone System	Shower
Wooden Window Frames	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	Municipal Offices





