

Rocchette, just a 10-minute walk from the beach: your own garden villa at the price of an apartment. - REF. VRS2

For Sale - centre - €650,000.00

Bedrooms: 3 - Bathrooms: 2

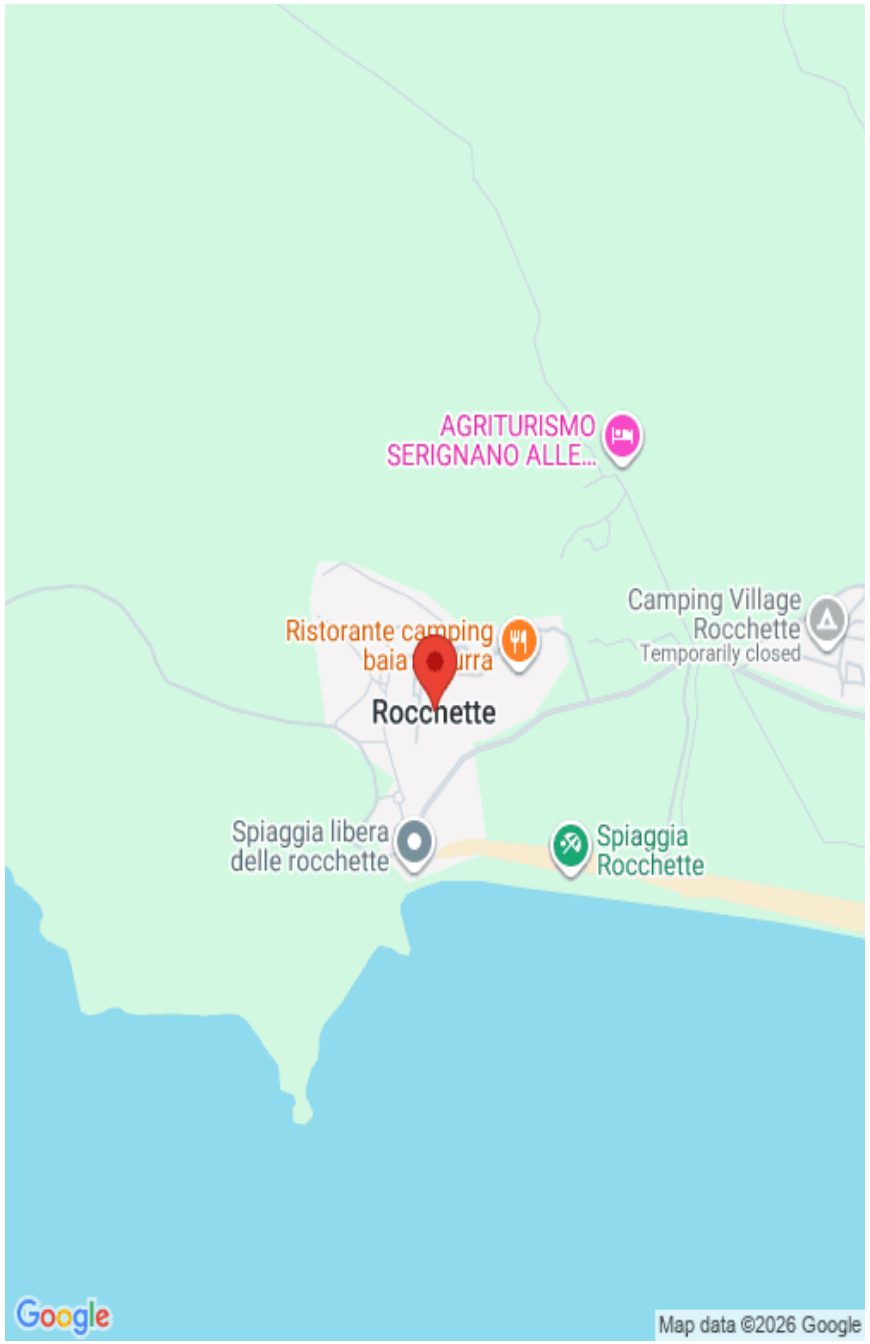
Key features

Bedrooms: 3 - Bathrooms: 2
Guests: 10

• 2 bathrooms
• 3 bedrooms
• garden
• veranda

Full description

Imagine next summer. You wake up, enjoy your morning coffee under the gazebo, then take a ten-minute walk down to the beach. When you return, you rinse off under the outdoor shower and relax in the sun in your own garden. Now imagine next Christmas: the same home, warm and welcoming, with the whole family gathered around the fireplace.
This home offers you both.
THE PROPERTY
In one of the most beautiful areas of Castiglione della Pescaia, we are delighted to present this fully renovated 109 sqm apartment, featuring:
• Bright living room with open-plan kitchen
• 3 bedrooms
• 2 bathrooms
• Veranda
• Private garage
• 110 sqm private garden with gazebo, outdoor shower and a spacious sunbathing area
WHY CHOOSE THIS HOME?
• **Enjoy it all year round.** Independent natural gas heating and air conditioning make it ideal both as a holiday home and as a permanent residence.
• **Ready to move in.** The property has been completely renovated, so there is no work to be done and no unexpected expenses. Simply bring your suitcases and start enjoying your new home.
• **Two bathrooms make all the difference.** Whether you have children, grandchildren or friends staying over, you can enjoy relaxed mornings without having to queue.
• **Your own private garage.** No more leaving your car under the summer sun or wasting time looking for a parking space.
• **An investment with promising prospects.** In the coming years, Rocchette will be connected to the centre of Castiglione della Pescaia by a new cycle path.
THIS IS THE RIGHT HOME FOR YOU IF…
• You are looking for a move-in-ready holiday home for next summer, one that will also welcome you at Christmas.
• You love having family and friends around, with children and grandchildren coming to visit throughout the year.
• You want the independence and lifestyle of a villa without the price tag. The property is part of a small condominium, but its own entrance, private garden and privacy make it feel just like a detached home.
Properties like this in Rocchette don't stay on the market for long. Don't miss out on this opportunity.
Book your viewing : +39 0564 935070
Alfareal – Castiglione della Pescaia

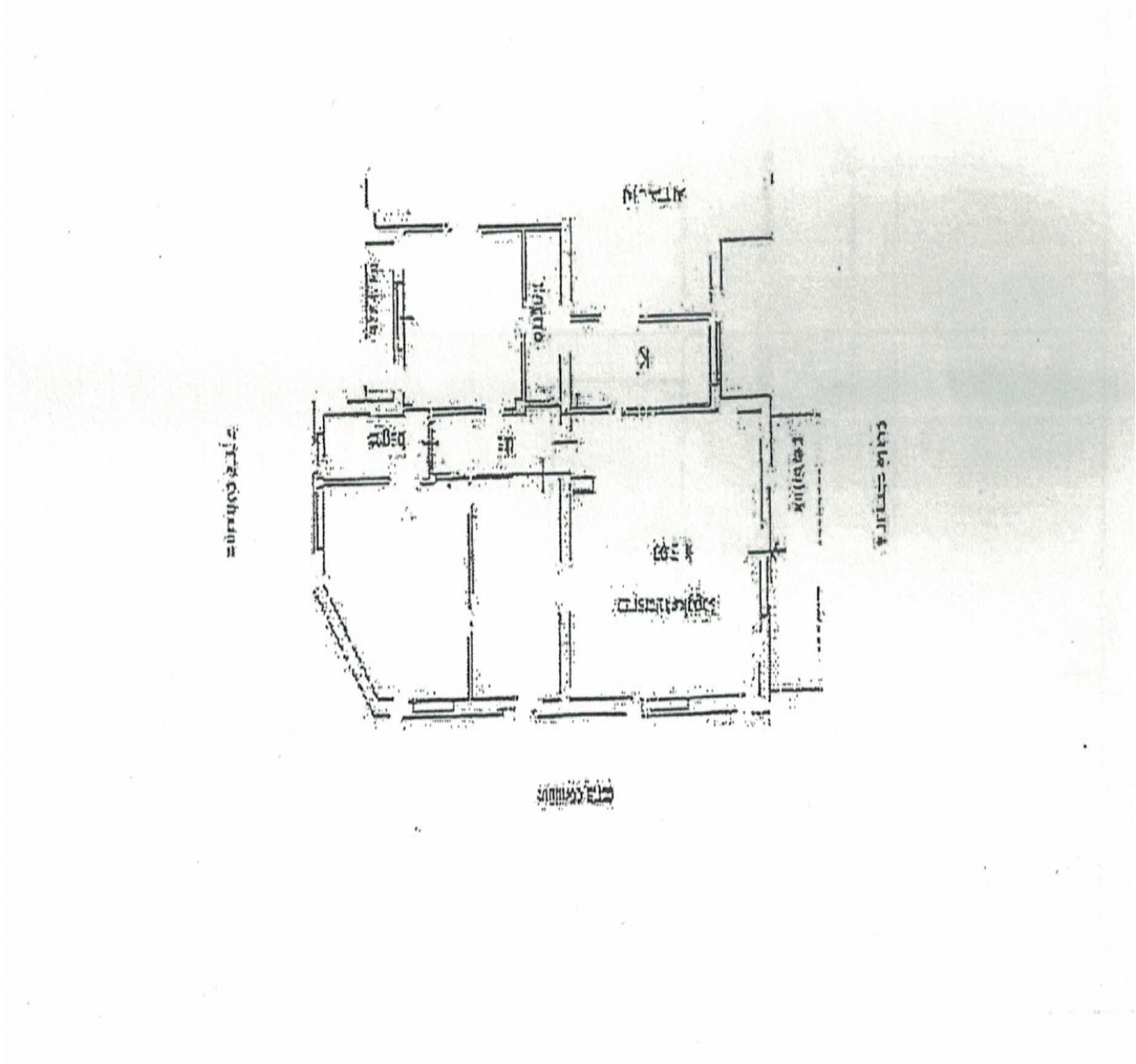












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