

Marina Di Pietrasanta – Toscana

## Detached portion of semi-detached house with garden and terrace

Property ID: IT252941960



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**PURCHASE PRICE: 580.000 EUR • ROOMS: 5**

Property ID: IT252941960 - 55045 Marina Di Pietrasanta – Toscana

- At a glance
- The property
- Energy Data
- Floor plans
- A first impression
- Contact partner

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## At a glance

Property ID	IT252941960
Available from	01.05.2025
Rooms	5
Bedrooms	3
Bathrooms	1
Type of parking	3 x Other

Purchase Price	580.000 EUR
Commission	Subject to commission
Total Space	ca. 120 m²
Equipment	Terrace

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## Energy Data

Energy certificate valid until	01.03.2027	Energy Certificate	Energy demand certificate
		Final Energy Demand	147.63 kWh/m²a
		Energy efficiency class	G

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## The property





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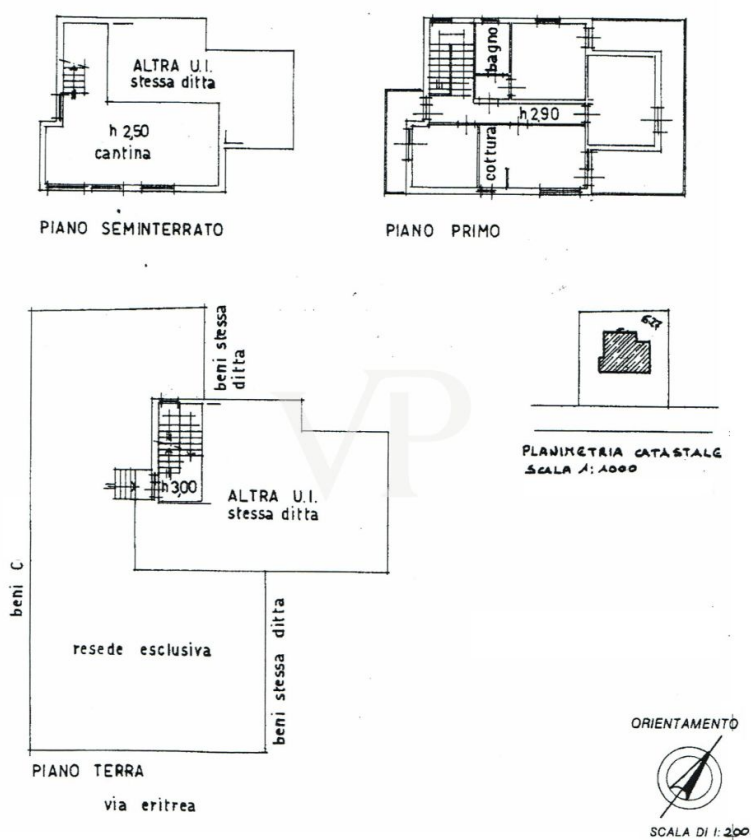
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## The property



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## Floor plans



This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.



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## A first impression

Detached portion of semi-detached house with garden, a few steps from the sea In a quiet residential area, a few hundred meters from the beach, we offer for sale a detached semi-detached portion on two levels, with large private garden on three sides. The property consists of: Ground floor - Main entrance with internal staircase leading to the upper floor. First and top floor - Spacious living/dining room with direct access to a large terrace, perfect for outdoor lunches and dinners, with beautiful views of the Apuan Alps, new and functional kitchen, Three bedrooms, a recently renovated bathroom with modern shower. Basement - Spacious tavern with heating connected internally to the ground floor entrance. The property is completed by a generous private garden on three sides, indoor parking spaces and a convenient garage. The heating is autonomous. Ideal solution for those who want tranquility, comfort and proximity to the sea in the beautiful setting of Marina di Pietrasanta.

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## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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