



COLDWELL BANKER

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Corso Vittorio Emanuele 25 - 01016 Tarquinia (VT)

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## Attic for sale in Tarquinia

Clementina

€ 45.000

Ref. CBI018-703-30285



**78 sq.m. | Bathrooms: 1 | Bedrooms: 2 | Rooms: 3**

In the upper part of the town, and precisely in Via del Calvario, we offer for sale an attic of 78 square meters, located on the second and top floor, in an excellent state of maintenance.

The property is located in a very small building of only two floors above ground, consisting of 3 residential units, in a closed street, where tranquility and peace are the masters, all positioned however a short distance from the main commercial and services.

Going through the external staircase that leads us to the entrance landing, going through the door we find a large and bright living area to welcome us, through the hallway we can reach the rest of the property which consists of two bedrooms, a small closet and a bathroom with shower. Given the recent renovation carried out on the property, everything is in a good state of maintenance, equipped with an independent natural gas heating system; given the double exposure on parallel sides, everything is very bright and well-ventilated.

If you are looking for a property like a pied-à-terre in Tarquinia, which is central, without condominium costs and which does not require renovations, this is the solution you have been waiting for!

### Certification

**Energy Class:** Not available

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## Features

Property ID: CBI018-703-30285	Contract: Sale
Categoria: Attic	Address: Via del Calvario, 7
Zip Code: 1016	Municipality: Tarquinia
Zona: Clementina	Total sqm: 78 sq.m.
Bedrooms: 2	Bathrooms: 1
Rooms: 3	Internal condition: Restored
Floor: 2	Total floors: 2
Independent heating: Heating	Suitable for Students: Yes
Date of construction: 1975	Current Status: Available after the deed of sale
Sea distance: 6.000 meter	Kitchen: Kitchenette
: Yes	

## Rooms

Ingresso : 2 sq.m. (size 2x1)	Soggiorno/Sala da pranzo : 37 sq.m. (size 4,60x8)
Corridoio : 2 sq.m. (size 1,34x1,54)	Camera Matrimoniale : 17 sq.m. (size 3,60x4,60)
Camera da letto : 10 sq.m. (size 2,14x2,80+2x2)	Bagno : 6 sq.m. (size 3,20x1,95)







