



Villa for sale in Marino Santa Maria delle Mole € 309.000 Ref. CBI143-2042-8071



138 sq.m. | Bathrooms: 2 | Bedrooms: 3 | Rooms: 4

SANTA MARIA DELLE MOLE Via Daniele Manin a few meters from the Ancient Via Appia, the Coldwell Banker | Krea Case is pleased to offer for sale an independent semi-detached villa.

The property is located in a strategic position between the center of the well-served Santa Maria delle Mole and the Via Appia and close to the Appia Antica; it develops its size on a single level on the ground floor and enjoys a good external surface of exclusive property for approximately 350m².

The internal space is well distributed, at the entrance to the living area there is a large living room with fireplace, a kitchen and the first of the two bathrooms; from the living room you have access to the sleeping area through a corridor where there are three large bedrooms and the second bathroom. The comfortable size on one level together with its independence are uncommon characteristics that make the property a rare opportunity.

The exterior of the property mainly includes a green garden but also a paved area that can be equipped with pergolas or gazebos and the access ramp to a garage located in the basement of approximately 45m², which can also be used as a small hobby room if you want to leave your cars on the outside.

The area where the property is located is easily connected to reach the center of Rome and the surrounding areas thanks to its proximity to the Appian Consulate and the Grande Raccordo Anulare; at the same time green and residential and well served by all types of commercial activities, citizen services and public transport.

APE class "G" Code CBI143-2042-8071



The images and proportions shown in the announcement are not to be understood as the subject of a contractual obligation, but rather are to be understood as purely illustrative, the renderings published together with the photos have been made available for the sole purpose of giving an idea of the usability of the furnished and possibly renovated spaces .

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Certification

Energy Class: G

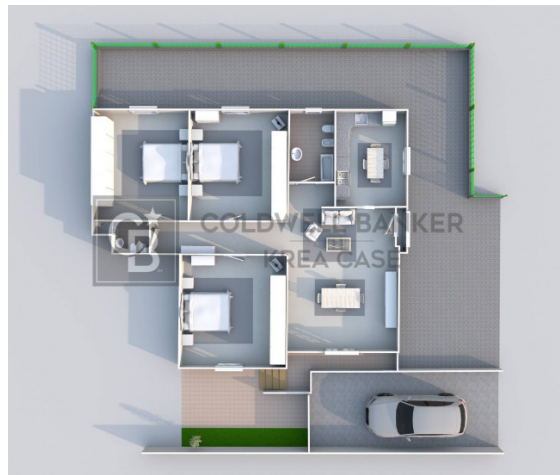
Features

Property ID: CBI143-2042-8071	Contract: Sale
Categoria: Villa	Address: Via Daniele Manin, 4
Zip Code: 47	Municipality: Marino
Zona: Santa Maria delle Mole	Total sqm: 138 sq.m.
Bedrooms: 3	Bathrooms: 2
Rooms: 4	Internal condition: Good
Floor: Ground Floor	Total floors: 1
Independent heating: Heating	Date of construction: 1943
Current Status: Available after the deed of sale	Terrace: Present, 20 sq.m.
Garden: Private, 380 sq.m.	Kitchen: Regular Kitchen
Garage: for two cars, 45 sq.m.	









Krea Case

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