



COLDWELL BANKER

GRUPPO BODINI

Gruppo Bodini

□ LECCE - Via 95 Reggimento Fanteria, 11

□ MAGLIE - Via Trento e Trieste, 22

□ GALLIPOLI - Corso Roma, 7

- 73100 Lecce (LE)

(+39) 0832 099369

Chalet for sale in Cutrofiano

€ 160.000

Ref. CBI069-2249-132406



920 sq.m. | Bathrooms: 1 | Bedrooms: 2 | Rooms: 3

PUGLIA - SALENTO - CUTROFIANO

In Cutrofiano, one km from the town centre, we are pleased to offer for sale a charming villa of approximately 113 m2, with surrounding land of approximately half a hectare.

The house opens onto a large and bright living room which leads to a very comfortable kitchenette overlooking the rear patio.

The sleeping area, well disengaged, is composed of a double bedroom, a single bedroom and a lovely modern bathroom. To enrich the property, an annexe equipped with a fireplace, further living space.

The large surrounding garden, enriched with palm trees and ornamental plants, is equipped with a beautiful brick barbecue, and creates a suggestive atmosphere, ideal for spending pleasant moments outdoors, organizing dinners or lunches in the shade of the trees or simply relaxing in the quiet of the surrounding nature. The property, in fact, is located in a quiet area that allows you to enjoy a relaxed life surrounded by nature, but, at the same time, in a convenient area for reaching the town, where the most important services are present.

The property includes a convenient storage room of approximately 20 m2.

Also for sale, located near the house, is land of approximately 2,500 m2. With its large surface area, it allows you to create numerous projects: create a magnificent garden, an oasis of peace or grow flowers and fruit trees. The land, despite being separate from the house, still benefits from its ideal position, because it is located in the immediate vicinity.

Cutrofiano is 20 km from the beautiful beaches of Gallipoli, 15 km from Santa Maria al Bagno, 25 km from Otranto, 30 km from Lecce and 80 km from Brindisi Airport.

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VAT 04954530962



Certification

Energy Class: G

Features

Property ID: CBI069-2249-132406	Contract: Sale
Categoria: Chalet	Address: STRADA PROVINCIALE 198, S.n.c.
Zip Code: 73020	Municipality: Cutrofiano
Total sqm: 920 sq.m.	Livable surface: 113.00
Bedrooms: 2	Bathrooms: 1
Rooms: 3	Internal condition: Excellent
Floor: Ground Floor	Total floors: 1
Parking space: Carport	Date of construction: 2004
Current Status: Available after the deed of sale	Garden: Private, 5.470 sq.m.
Sea distance: 20.000 meter	Kitchen: Regular Kitchen
: Yes	Terrace : 80 □
Fireplace	Shower
Alluminium fixtures	Roller shutters
Airport distance	Shops distance or nearest city
Summary description	

Nearby

Gyms	Beauty centres
Soccer fields	Sport centres
Tennis courts	Cycle paths
Playgrounds	Rail station
Public transports	Nursery school
Primary schools	Secondary schools
High school	Bar
Post offices	Shopping centres
Municipal office	



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