



COLDWELL BANKER

BARBERA GROUP
INTERNATIONAL REAL ESTATE

Barbera Group International Real Estate
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Apartment for sale in Silvi Silvi Marina € 270.000 Ref. CBI100-653-290059



60 sq.m. | Bathrooms: 1 | Bedrooms: 1 | Rooms: 2

SILVI MARINA - Inside the exclusive "Le Dune" residential complex, where the concept of the apartments perfectly integrates personal care with everyday life, far from traffic and crowded streets, between nature and design, where paved paths connect the house by the sea and all services, we are pleased to offer for sale a delightful apartment on the ground floor of approximately 65m2 with a large private garden and direct access to the shared swimming pool.

The apartment inside is composed of a large living room with open kitchen and large sliding window which gives direct access to the pleasant equipped garden; a hallway leads to the sleeping area, where we find the spacious bedroom, a bathroom and a comfortable closet. Outside is the partly covered and paved garden, which can be accessed from practically every room of the house, where we find the laundry room. Air conditioning, video intercom, electric shutters, are just some examples of the fine finishes present in the house; Schuco fixtures, Lea ceramics, latest generation BTicino electrical system, examples of the quality of the materials used.

Protected by an automatic gate and 24-hour security service, the condominium offers condominiums and their guests a beautiful outdoor swimming pool, a gym and several common open spaces for events and private parties; public services such as pizzeria, lounge bar, pharmacy and post office.

Finally, the context of absolute prestige, equipped with every comfort and close to all the main services, contributes to making this real estate proposal a valid solution both as a summer residence and as a property for income.



Certification

Energy Class: C

EPglnr: 175.50 kwh/□

Features

Property ID: CBI100-653-290059

Contract: Sale

Categoria: Apartment

Address: via Rubicone, 2

Zip Code: 64028

Municipality: Silvi

Zona: Silvi Marina

Total sqm: 60 sq.m.

Bedrooms: 1

Bathrooms: 1

Rooms: 2

Internal condition: Excellent

Floor: Ground Floor

Total floors: 2

Independent heating: Heating

Lift: Yes

No architectural barriers: Yes

Date of construction: 2018

Current Status: Available after the deed of sale

Condominium costs: € 100

Garden: Private, 80 sq.m.

Kitchen: Exposed Kitchen

: Yes

Antenna : Condominium

Porch : 15 □

SAT Tv : Independent

Storage

High-speed internet connection

Fastweb connection

Air conditioning

Telephone system

Electric system : Compliant

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



