



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

Villa for sale in Copertino

€ 338.000

Ref. CBI069-1827-132425



230 sq.m. | Bathrooms: 3 | Bedrooms: 3 | Rooms: 6

COPERTINO - LECCE - SALENTO

In Copertino, just 10 km from the crystalline sea of the Ionian coast, we are delighted to offer for sale a **totally renovated villa** of approx. 180 sqm located on the ground floor with a private **garden** of about 300 sqm surrounding it on all four sides and a **large garage**.

The property welcomes us into a large entrance hall followed by a spacious and bright living area consisting of **sitting room with ventilated thermo fireplace** and dining area, separate eat-in kitchen, study and bathroom serving the living area complete with laundry.

A hallway leads to the sleeping area consisting of three spacious bedrooms, one of which is a double bedroom with walk-in wardrobe and en suite bathroom, and two large-size single bedrooms.

Serving the sleeping area there are two further bathrooms, one of which has a **hydromassage tub**.

The garden surrounding the villa is embellished with large flowerbeds with plants of all kinds and palm trees, thus offering a pleasant view of the greenery to all rooms of the house.

The property was **completely renovated in 2008**, it is equipped with an **armored door**, **air conditioners** and **parquet** in all rooms; the internal fixtures are from the renowned Rimadesio line, while the external ones are thermally broken, i.e. made of aluminum on the outside and wood on the inside.

A **large garage** of about 34 sqm located at the back side completes the property.

Copertino is 15 km from Lecce, 10 km from Nardò, about 20 km from the beautiful seaside locations of Santa Maria al Bagno and Santa Caterina and 65 km from Brindisi airport.

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VAT 04954530962



Certification

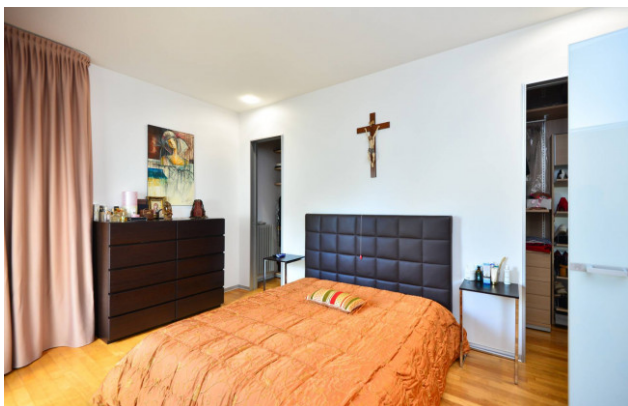
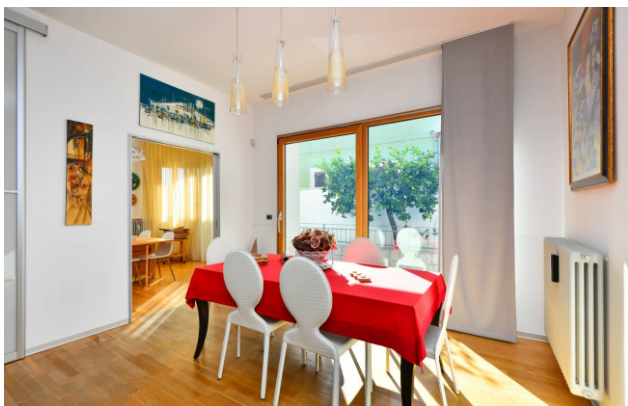
Energy Class: E **EPglnr:** 113.71 kwh/□

Features

Property ID: CBI069-1827-132425	Contract: Sale
Categoria: Villa	Address: Via Galatone
Zip Code: 73043	Municipality: Copertino
Total sqm: 230 sq.m.	Livable surface: 180.00
Bedrooms: 3	Bathrooms: 3
Rooms: 6	Internal condition: Excellent
Floor: Ground Floor	Total floors: 1
Independent heating: Heating	Date of construction: 2008
Current Status: Available after the deed of sale	Garden: Private
Sea distance: 14.000 meter	Kitchen: Regular Kitchen
Garage: for one car, 34 sq.m.	: Yes
Antenna : Independent	SAT Tv : Independent
Storage	High-speed internet connection
Fastweb connection	Fireplace
Air conditioning	Parquet
Telephone system	Electric system : Compliant
Wall mounted sanitary	Whirlpool bath
Shower	Wooden fixtures
Alluminium fixtures	Preparation for alarm system
Airport distance	Shops distance or nearest city

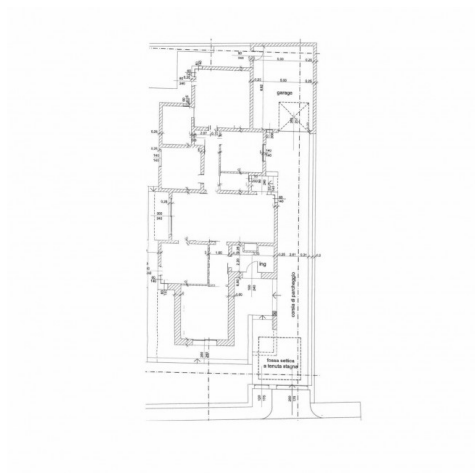
Nearby

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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