



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

## Indipendent house for sale in Monteroni di Lecce

€ 220.000

Ref. CBI069-1441-132427



**220 sq.m. | Bathrooms: 3 | Bedrooms: 3 | Rooms: 5**

MONTERONI DI LECCE - LECCE - SALENTO

In Monteroni di Lecce is for sale a detached house of approx. 200 sqm located entirely on the ground floor with a large outdoor area of about 190 sqm and roof terrace.

The living area consists of a large entrance hall, bright sitting room, spacious dining room with separate kitchenette, storage room/laundry room and a bathroom.

In the sleeping area there are three large-size bedrooms (two double bedrooms and a single one), and two further bathrooms.

The property is completed by a large outdoor area of about 190 sqm which surrounds the house on three sides. It can also be accessed directly from the dining room, thus becoming a private outdoor space that can also be enjoyed for outdoor lunches or dinners. open.

The property is completed by the roof terrace which extends over the entire surface of the house which can be accessed from a stairwell with an independent entrance which leads both to the house and directly to the upper floor.

Monteroni di Lecce is 7 km from Lecce, 20 km from the beaches of the Adriatic and Ionian coasts, 37 km from Gallipoli, 50 km from Otranto and 35 km from Brindisi airport.

### Certification

Energy Class: E

EPglnr: 166.03 kwh/□

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VAT 04954530962



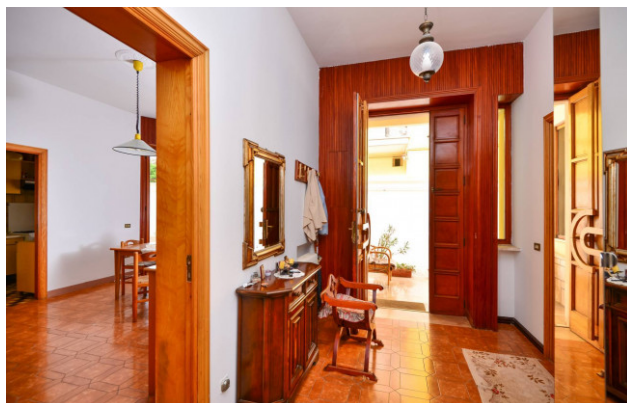
## Features

Property ID: CBI069-1441-132427	Contract: Sale
Categoria: Independent house	Address: Via Unità d'Italia
Zip Code: 73047	Municipality: Monteroni di Lecce
Total sqm: 220 sq.m.	Livable surface: 200.00
Bedrooms: 3	Bathrooms: 3
Rooms: 5	Internal condition: Discreet
Floor: Ground Floor	Total floors: 1
Independent heating: Heating	Date of construction: 1977
Current Status: Available after the deed of sale	Sea distance: 23.000 meter
Kitchen: Regular Kitchen	Antenna : Independent
Storage	High-speed internet connection
Fastweb connection	Air conditioning
Electric system : Compliant with the building regulations of the time	Shower
Wooden fixtures	Roller shutters
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	



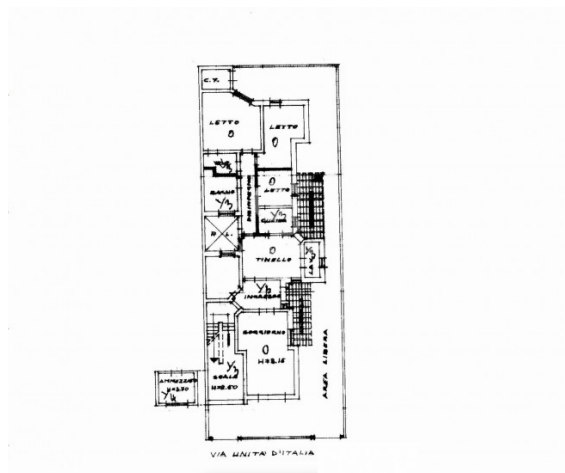


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