

Historical villa: for sale in Leni

€ 1.400.000

Ref. CBI094-1004-63736



470 sq.m. | Bathrooms: 9 | Bedrooms: 10 | Rooms: 12

SICILY - AEOLIAN ISLANDS - SALINA - Leni

In Salina, one of the seven islands that make up the Aeolian archipelago off the eastern Tyrrhenian coast of Sicily, we offer the sale of a valuable and ancient historic villa dating back to the 18th century located in the center of Leni.

The Villa consists of an apartment on the first floor and two other small apartments on the ground floor, for a total of ten bedrooms and nine bathrooms, with outdoor spaces and a garden.

The main apartment, with oil and tempera frescoed ceilings, distributed on two levels, is composed of a hallway, dining room, kitchen, four bathrooms, three bedrooms with a surface area varying between 25 and 35 m2, and a second kitchen with living room on the ground floor.

The first sea-side apartment, with independent entrance from the ground floor, is distributed over three levels and consists of a living area with kitchenette, bathroom, and mezzanine bedroom with bathroom.

Gruppo Bodini

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The second apartment on the mountain side, again with entrance from the ground floor, is composed of a living/dining room with kitchen, double bedroom, bedroom with bunk beds and bathroom.

Large outdoor spaces consisting of pergolas, gazebos, bar area with barbecue, terraced garden of approximately 1000 m2 with native and centuries-old plants. orchard, vineyard and large parking area which maintains a further buildability index.

The sale includes fixed furnishings for the living areas, kitchens, bedrooms and bathrooms, and outdoor spaces.

The property in its entirety has been the subject of a careful external and internal conservative restoration, as well as renovation of the external spaces.

The structure located 180 meters above sea level from which it is about 900 meters away from the renowned Rinella beach, is a unique opportunity for those who want to live in a prestigious environment of great historical value that can be used for exclusive use as a private residence or combined with hospitality activities.

Certification

Energy Class: G

EPglnr: 195.48 kwh/□

Features

Property ID: CBI094-1004-63736	Contract: Sale
Categoria: Historical villa:	Address: Via del Progresso, 4
Municipality: Leni	Total sqm: 470 sq.m.
Bedrooms: 10	Bathrooms: 9
Rooms: 12	Internal condition: Good
Floor: On two-levels	Total floors: 2
Independent heating: Heating	Parking space: Uncovered Parking
Date of construction: 1790	Current Status: Available after the deed of sale
Balconies: Present	Terrace: Present
Garden: Private	Sea distance: 1.200 meter
Kitchen: Regular Kitchen	Garage: for two cars
Antenna : Independent	SAT Tv : Independent
High-speed internet connection	Fastweb connection
Fireplace	Air conditioning
Telephone system	Electric system : Compliant
Shower	Wooden fixtures
Shutters	Sea view
Panoramic view	

Nearby

Gyms	Beauty centres
Soccer fields	Sport centres



Tennis courts

Playgrounds

Public transports

Bar

Post offices

Municipal office













