



## Apartment for sale in Cesena Case Gentili € 270.000 Ref. CBI171-2645-16



**145 sq.m. | Bathrooms: 2 | Bedrooms: 2 | Rooms: 4**

NEW REAL ESTATE INTERVENTION in the Orogel area of Cesena. COLDWELL BANKER PROVIMM REAL ESTATE AGENCY located in Cesena, Via Cesare Battisti, 109 offers the EXCLUSIVE sale of NEW APARTMENTS with delivery in December 2024. Between Case Gentili and Pievesestina in a private dead-end street there is already the rough construction of this small condominium under construction. We are located not far from the city and close to highways and motorways in a countryside setting not far from the Cesena Fair.

These are available 2 apartments with large livable terraces. Second floor apartment comprising entrance hall, hallway, 2 bathrooms, living room with kitchenette or kitchen and 2 bedrooms (possibility of creating a study instead of the kitchen while maintaining a living room with kitchenette). Balcony partly loggia. Own garage in the basement and private external parking space on the ground floor not included in the price! Excellent internal finishes: PVC windows with electric shutters, underfloor heating, photovoltaic, air conditioning provision. Possibility to customize the property with the choice of floors and internal fixtures. Apartments designed in ENERGY CLASS "A/B". Completion of works expected BY December 2024.

### Certification

Energy Class: A1

EPglnr: 0.00 kwh/□

Provimm

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## Features

Property ID: CBI171-2645-16	Contract: Sale
Categoria: Apartment	Address: Via Diegaro Pievesestina, 2840
Zip Code: 47522	Municipality: Cesena
Zona: Case Gentili	Total sqm: 145 sq.m.
Bedrooms: 2	Bathrooms: 2
Rooms: 4	Internal condition: Excellent
Floor: 2	Independent heating: Heating
Parking space: Uncovered Parking	Lift: Yes
Date of construction: 2024	Condominium costs: € 25
Balconies: Present	Terrace: Present
Garden: Private	Kitchen: Regular Kitchen
Garage: for one car	: Yes

