



## Villa for sale in Martina Franca

### € 470.000

### Ref. CBI150-2569-63718



**250 sq.m. | Bathrooms: 2 | Bedrooms: 3 | Rooms: 11**

PUGLIA - TARANTO - MARTINA FRANCA

In Martina Franca, in Via Mottola we offer for sale a building arranged on a single level, in good condition and a walkable surface area of approximately 200 m2, consisting of 2 trulli plus lamia in a completely urbanized area about 10 minutes by car from center. The property is made up as follows:

2 large living rooms, each with a large fireplace, 2 kitchens, 2 bathrooms, 3 bedrooms, 1 bedroom/study, large hallway and closet. The property is equipped with internal and external wooden window frames, grates and iron security doors.

The property includes a driveway entrance and a large square with parking area, a flat roof accessible externally and practicable. Finally, a green area of approximately 9400 m2 (partially buildable) both with interventions relevant to the existing property (House Plan) and to the green area, in part, intended for industrial use.

Furthermore, it is important to remember that the property potentially lends itself, albeit with small renovations, to a division into two real estate units having a double entrance and two bathrooms.

### Certification

**Energy Class: G**

**EPglnr: 272.63 kwh/□**



## Features

Property ID: CBI150-2569-63718	Contract: Sale
Categoria: Villa	Address: Via Mottola, 91
Zip Code: 74015	Municipality: Martina Franca
Total sqm: 250 sq.m.	Livable surface: 200.00
Bedrooms: 3	Bathrooms: 2
Rooms: 11	Floor: Ground Floor
Independent heating: Heating	Date of construction: 1967
Current Status: Available after the deed of sale	Terrace: Present
Garden: Private	Kitchen: Regular Kitchen

## Rooms

Cucina	Soggiorno
Soggiorno	Camera da letto
Camera da letto	Camera da letto
Studio	Bagno
Bagno	Ripostiglio















