

Appartamento a Sanremo

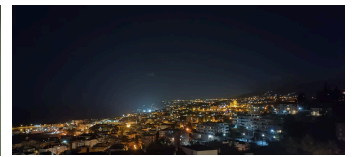
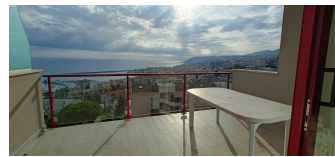
Cod. 4756

Via Wolfgang Goethe, Sanremo

400.000 €

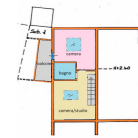
Description

Sanremo, In a residential complex with swimming pool and tennis court, we offer for sale a large apartment on two levels, furnished on the top floor in a building without architectural barriers and equipped with a lift, convenient to the center and only 500 meters from the "Porto Sole". The accommodation has fine finishes equipped with considerable living comforts; through the armored door you access the entrance and the comfortable living room from which you can access the livable terrace from which you can enjoy a wonderful view of the sea, the kitchenette is cleverly concealed by custom-made furniture and is complete with all the appliances replaced in 2022; Also on this level there is a first double bedroom and a Brazilian marble bathroom complete with shower and all sanitary ware. The internal staircase leads to the attic floor with roof redone and insulated in 2017, equipped with large openings that illuminate the rooms. The floor is parquet, and in this area there is a hallway area that can be used both as a study and as an additional bedroom and a second double bedroom which has access to a large balcony, also on this level there is another bathroom complete with shower. The quiet and bright apartment was renovated in 2017 and is equipped with aluminum windows with double glazing, triple glazed velux, 4 air conditioners and boiler just replaced, the materials and finishes are all extra-specifications. The residential complex is closed by an electric gate and there are several free parking spaces, there is also a lifeguard in the pool from June until the end of September. The property for sale is complete with a large double garage of over 40 square meters. Also very convenient for storing bicycles and mopeds, reachable by lift. R. 4756-IC



Main features

| | |
|-----------------------------|-------------------|
| Property type | Appartamento |
| Building type | Condominiale |
| Surface | 89 |
| Premises/Rooms | 4 |
| Bedrooms | 3 |
| Bathrooms | 2 |
| Flat | -5 |
| Lift | Yes |
| Parking space/Garage | Doppio (44 mq)} |



Expenses

| | |
|-----------------------------|-----------|
| Property price | 400.000 € |
| Condominium expenses | 165 € |

Construction

| | |
|------------------------|----------------|
| Property status | Ottimo |
| Exposure | NS |
| Heating | autonomo (0) |
| Energy class | F |
| IPE index | 84kWh/mq |
| Rateable value | 744 € |

Distance from

| | |
|---------------------------|-----|
| Sea | 0 m |
| City centre | 0 m |
| Railway station | 0 m |
| Shops | 0 m |
| Highway toll booth | 0 m |
| Bus stop | 0 m |