



## listing



### Info Agente

|                    |  |
|--------------------|--|
| Nombre:            | Arrighi Maira  |
| Nombre empresa:    | IL PUNTO IMMOBILIARE   |
| País:              | Italia   |
| Experiencia since: | 1999   |
| Tipo de servicio:  | Selling a Property   |
| Specialties:       | Buyer's Agent, Listing Agent   |
| Property Type:     | Apartments, Houses, Commercial Property, Land lot, Agriculture, Mobile/Manufactured, Other |
| Teléfono:          | +39 (340) 334-9897   |
| Languages:         | English, Italian   |
| Sitio web:         | <a href="http://ilpunto-tuscanyre.com">http://ilpunto-tuscanyre.com</a>                    |

### Detalles del anuncio

|                 |               |
|-----------------|---------------|
| Propiedad para: | Venta         |
| Precio:         | USD 75,921.46 |

### Ubicación

|            |                         |
|------------|-------------------------|
| Dirección: | Gallicano, LUCCA, Italy |
| Publicado: | 25/08/2023              |

### Descripción:

GALLICANO - [V0030] - This extremely interesting apartment of approx 180sqm on the second floor of a 3 story building is for sale in Gallicano. Entrance to the property is on the ground floor from the central square in Gallicano and opens onto a large shared hall where the entrance to a cantina/cellar is situated and which is part of the property.

Wide marble stairs lead up to a landing where French windows open onto a garden which is partly shared but which also offers a private patch belonging to the apartment. The apartment is situated on the second floor and at the moment the entrance opens onto a small hall. The apartment is comprised of four rooms that could become bedrooms, a kitchen, 2 bathrooms and a living room with the original fireplace. One of the bathrooms has kept the original bath and taps. The central room with Venetian plaster decoration on the ceiling has lovely arched glass doors on opposite walls that lead onto landing areas where two large built-in wardrobes can be found. The apartment needs restoring but at present it still conserves the original floor tiles, bathroom fittings and 1940's deco.



## Suitability

Although the property needs restoring this could be done in several ways as given its central position it could become a bed and breakfast, a holiday home or a family home.

## Location

Gallicano is a lively village with all the main services such as banks, school, doctor, chemist, sports facilities and a weekly open market.

Lucca is only 50 minutes away by car and offers restaurants, museums, and other interesting attractions such as taking a bike ride on the Roman walls which surround the city.

Pisa airport is only 74 km away (1hr 20) and the beaches of the Versilian coast are 73 km away (1hr 20) (Viareggio, Forte dei Marmi).

All you have to do now is contact us on the contact form at the top of the page if you would like to receive more information. Better still, give us a call to arrange a viewing at a time that suits you.

## Común

|                            |                    |
|----------------------------|--------------------|
| Dormitorios:               | 4                  |
| Baños:                     | 2                  |
| Pies cuadrados terminados: | 180 m <sup>2</sup> |

## Lease terms

Date Available:

## Contact information

IMLIX ID: V0030191

