

Villa for sale in Pescantina

Settimo

€ 550.000

Ref. MNG-SETTIMO



232 sq.m. | Bathrooms: 4 | Bedrooms: 3 | Rooms: 5

Detached house in Pescantina with private park and triple garage.

We are pleased to offer for sale a splendid terraced house from 1999, in good condition, with high-quality finishes and luxury amenities, located in Settimo di Pescantina (Verona - Valpolicella) in a quiet and well-served area (Via dei Peschi), convenient to schools (shuttle bus) and close to the "I Pini" Sports Centre (tennis courts and school, swimming pools, five-a-side football pitch).

This comfortable and quiet residential unit features a central vacuum cleaner with nozzles in every room, a water softener, a natural spring on the property for automatic garden irrigation, and a volumetric alarm system. Finishes include olive and walnut parquet floors, Portuguese marble bathroom fixtures, and granite stairs with designer wrought iron handrails.

Main Features

Exterior: Private garden of over 600 m2 with a large pergola with stone columns and a tool shed. Heating/Cooling: Independent and manageable separately on all three levels (there is also a stove-stube in the living area).

Layout of Spaces

Ground Floor (Living Area): Access from a large porch (with architectural design for a glass enclosure and photovoltaic system on the roof), large open-plan living area comprising a living-dining room and kitchen (the kitchen is currently virtually separated by a plasterboard partition) with direct access to the garden and pergola, plus a guest bathroom. First Floor (Sleeping Area): Master bedroom with private bathroom (en-suite), two other large bedrooms opening onto a panoramic terrace, and an additional bathroom. Basement: Large basement currently used as a billiards room (spectacular period billiards table with original fixtures and fittings, possibly transferable), large bathroom, spacious boiler room/laundry room directly connected to a motorized triple garage with a convenient access ramp.

A residence of solid real estate value in an oasis of tranquility, both well-served and conveniently connected to the road, which will give its new owners the tangible feeling of living on vacation all year round.

Certification

Energy Class: D

EPgInr: 149.01 kwh/□

Features

Code: MNG-SETTIMO

Reason: Sale

Categoria: Villa

Address: Via dei Peschi, 42

Municipality: Pescantina

Zona: Settimo

Total Square Meters: 232 sq.m.

Bedrooms: 3

Bathrooms: 4

Rooms: 5

State of Preservation: Good

Level: Multi-Storey

Total Floor: 3

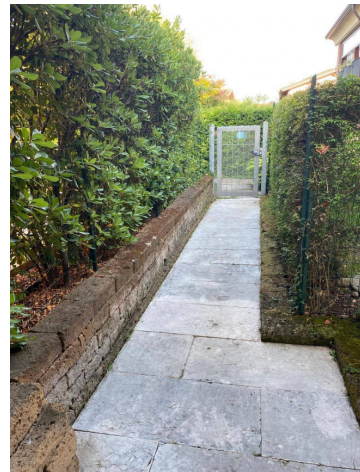
Heating: Heating

Age Construction: 1999

Building Costs: € 95

Cellar

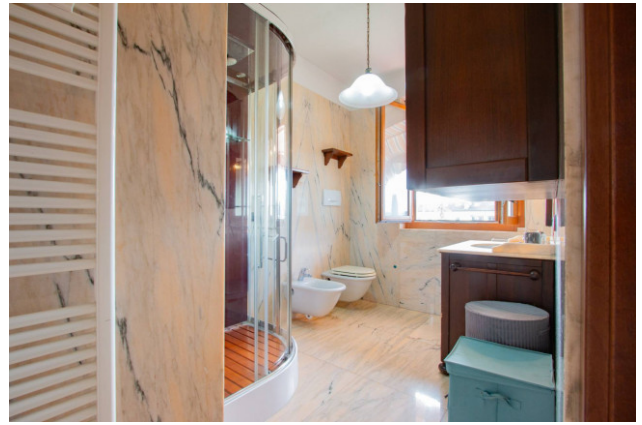
Fireplace













PIANO TERRA



PIANO TERRA



PIANO PRIMO



PIANO INTERRATO

