Casanotizia Del Geom. Gabriele Alessandro
Viale San Concordio n. 537 - 55100 Lucca
Phone number 0583.91477

Villa
Marlia
€ 540.000
Ref. 66491



200 sq.m | Bathrooms: 2 | Bedrooms: 3 | Rooms: 6

In the heart of Marlia, in a quiet and private residential area, we offer for sale an elegant detached villa, free on four sides and surrounded by a large private garden, ideal for those seeking privacy, comfort, and outdoor spaces to enjoy in all seasons. The house is spread over two levels and is characterised by bright and well-distributed rooms. On the ground floor, there is a large and bright living room, enhanced by the presence of air conditioning in the living area, a separate kitchen with direct access to a comfortable pergola, perfect for al fresco lunches and dinners, as well as a dining room, a practical boiler room/storage room, a spacious double bedroom and a bathroom with window complete with shower and bathtub. Going up to the first floor, finished with elegant parquet flooring, you reach the sleeping area consisting of a hallway with balcony, two large double bedrooms, one with direct access to a comfortable terrace, and a second bathroom with window and shower. The property also features an alarm system for added security, a convenient outdoor laundry area with sink, particularly useful for day-to-day maintenance, and a convenient outdoor wooden shed, ideal for storing tools, bicycles, or as additional storage space. The villa is an ideal solution for families or anyone looking for a welcoming and functional home, surrounded by greenery yet close to all major amenities. This property combines independence, comfortable living, and quality indoor and outdoor spaces.

Certification

Energy Class: C

Property Informations

Address: via san donnino	**Bedrooms**: 3
Bathrooms: 2	**Rooms**: 6
State of Preservation: Excellent	**Total Floor**: 2
Parking: Uncovered Parking	**Age Construction**: 2010
Balconies: Present	**Terrace**: Present
Garden: Private	**Kitchen**: Regular Kitchen

Features

Air-Conditioned

Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Railway Station
Public Transport	Kindergarten	Elementary Schools	Schools
High Schools	Cafe	Post Offices	Shopping Centers
Municipal Offices			










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