

## Apartment for Sale to Pietrasanta Area: Focette



### **130 square meters | Bathrooms: 3 | Bedrooms: 3 | Rooms: 8**

For sale in Pietrasanta, in the renowned area of Focette, is this splendid apartment available at the deed, located on the first floor of a new building from 2023.

The building has a lift and the apartment has a total area of 130 square meters, of which 105 are walkable.

The property consists of 8 rooms, including three bedrooms and three bathrooms.

The heating system is underfloor/skirting board and the fuel used is methane.

The property is in excellent condition, thanks to a recent renovation, and the window frames are double, ensuring high thermal and acoustic insulation.

Additionally, there is an alarm system for home security.

The east/west exposure allows you to enjoy good brightness throughout the day, while the balcony and terrace offer a perfect space to enjoy moments outdoors.

The property also has two uncovered parking spaces and the heating is independent.

The property is located in a building with only three floors, ensuring greater tranquility and privacy.

Don't miss the opportunity to purchase this modern and functional apartment, ideal for those looking for a quality and well-located housing solution.

Ref. REA498

[www.leonardorealestate.it](http://www.leonardorealestate.it)

Leonardorealestate.it and Leonardoluxury are the two new projects dedicated to the luxury properties of the Leonardo group. Are you interested in evaluating other properties? Do you have a valuable property to offer us? Contact us for an appointment with one of our consultants for your personalized marketing plan.

0584961129  
3388594503

Leonardo Real Estate  
Viareggio Garibaldi Street, 170

## Property details

<b>Code:</b> REA498	<b>Reason:</b> Sale
<b>Type:</b> Apartment	<b>Region:</b> Toscana
<b>Province:</b> Lucca	<b>Municipality:</b> Pietrasanta
<b>Area:</b> Focette	<b>Price:</b> € 1.650.000
<b>Total Square Meters:</b> 130 square meters	<b>Bedrooms:</b> 3
<b>Bathrooms:</b> 3	<b>Rooms:</b> 8
: 150	: 3
: Yes	: Yes
: 2023	: Yes
: 50 meters	

## Features

Terrace: 10 m²	Tv Antenna: Condominium	Tv SAT: Condominium
Closet	Fastweb Coverage	Air-Conditioned
Telephone System	Wiring: By Law	Sanitary Suspended

Shower

Predisposition for Alarm

Safe-Deposit Box

Sea View

## 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









