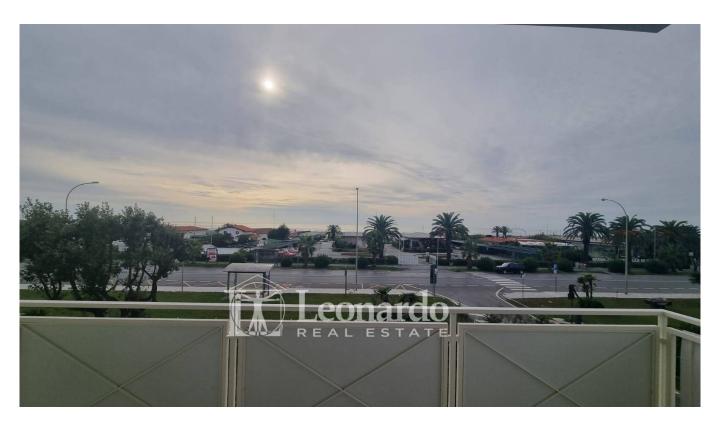


# **Apartment for Sale to Pietrasanta Area: Focette**



### 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

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#### **Property details**

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









































