

## Apartment for Sale to Viareggio Area: Centro



### 80 square meters | Bathrooms: 1 | Bedrooms: 2 | Rooms: 5

Apartment for sale in Viareggio in a central area: two bedrooms, central location. Good condition, NO ELEVATOR and NO CONDOMINIUM

Ref. ES562: In the heart of Viareggio, in a residential and well-serviced area, apartment for sale, located on the second floor of a small building with no condominium fees and NOT SERVED BY A LIFT.

The property for sale, of approximately 80 square meters, is internally in good maintenance conditions (as it has recently been renovated), and therefore can be immediately habitable.

The house for sale is composed in the living area of a large entrance hallway/corridor, living room separated from the semi-habitable kitchenette, bathroom with shower.

Through a corridor we find the sleeping area consisting of a large double bedroom in front of a convenient room used as a storage room / laundry room equipped with a toilet, single bedroom. Large attic, partly usable, currently used as an attic but transformable into another room usable as a study or another bedroom.

Given its excellent location in the center of Viareggio, a short distance from the beaches and pine forests, the property is suitable both for being put to income (both with summer rentals and longer-term rentals), and for being inhabited as a seaside support, or as a permanent residence.

Double glazed windows  
 Renovated house  
 Standardized systems

No condominium

Ref. ES 562  
www.immobiliare-leonardo.it

Do you want more information?

Do you want to evaluate other real estate offers?

Do you need to sell your property?

Contact us at 0584961129 / +393756339708

Or come and visit us at our Viareggio office in Corso Garibaldi, 170.

The proposed address may be nearby for privacy reasons

## Property details

<b>Code:</b> ES562	<b>Reason:</b> Sale
<b>Type:</b> Apartment	<b>Region:</b> Toscana
<b>Province:</b> Lucca	<b>Municipality:</b> Viareggio
<b>Area:</b> Centro	<b>Price:</b> € 185.000 negotiable
<b>Total Square Meters:</b> 80 square meters	<b>Bedrooms:</b> 2
<b>Bathrooms:</b> 1	<b>Rooms:</b> 5
: 31	: 2
: Yes	: 600 meters

## Features

Tv Antenna: Autonomous	Closet	ADSL Coverage
Fastweb Coverage	Wiring: By Law	Shower
Aluminum Frames	Shutters	

## 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			















