



**Italien Hauskauf**  
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

Property with 5 houses and sea view,  
few kilometres from Sarzana | Real  
estate Liguria



IT-0285KA

19038 Sarzana  
Italy



## Data overview

<b>Type of property</b>	House
<b>Kind of property</b>	Villa
<b>Postcode</b>	19038
<b>Country</b>	Italy
<b>City</b>	Sarzana
<b>Additional geographical information</b>	La Spezia
<b>Living space</b>	approx. 450 m <sup>2</sup>
<b>Number of rooms</b>	10
<b>Plot size</b>	approx. 20.000 m <sup>2</sup>
<b>Number of bedrooms</b>	6
<b>Number of bathrooms</b>	4
<b>Asking price</b>	530.000,00 €
<b>Brokerage</b>	for the buyer 3,66 % incl. VAT
<b>Condition</b>	Well maintained
<b>Contact person</b>	Real Estate Italy A company of RustiCasa Concept Nicole Siedersberger-King Lierstraße 8 80639 München E-Mail: <a href="mailto:info@real-estate-italy.com">info@real-estate-italy.com</a> Homepage: <a href="http://www.real-estate-italy.com">www.real-estate-italy.com</a>



## Description

Prulla which is situated on the first hill of Sarzana , 15 minutes from the center and from the highway, near the beaches of Marinella, 15 km from Lerici.

the property is composed by 5 buildings, 2 hectares of land with an open views on the countryside and to the sea.

The entrance is very comfortable , with many car parkings, while the properties are situated apart and each one with a lot of privacy.

The main house has been recently renovated and it is made up on two levels: on the first floor there are three bedrooms and a bathroom , while on the garden floor there is a bathroom, a big living room, kitchen and a veranda equipped with garden and pool view.

there is also a dependance, with a veranda, a living area with open kitchen with a room, a double bedroom, another bedroom and a bathroom.

At the top of the hill there is a second restored stone dependance, made up of a living area with open kitchen and a bathroom on the ground floor, and a master bedroom at the first floor.

Two more properties are to be restored, possibility to build another two dependances.

Ideal as an holiday farm or resort.

## Location

Prulla, Sarzana - La Spezia, Ligurien.



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**Your contact person**

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