



**Italien Hauskauf**  
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

# Riparbella ! New villa with stunning sea views and pool, garage | Real estate Tuscany



IT-C037-KA

Seaview  
56046 Riparbella  
Italy



## Data overview

<b>Type of property</b>	House
<b>Kind of property</b>	Villa
<b>Postcode</b>	56046
<b>Country</b>	Italy
<b>City</b>	Riparbella
<b>Additional geographical information</b>	Pisa
<b>Living space</b>	approx. 256 m <sup>2</sup>
<b>Number of rooms</b>	6
<b>Plot size</b>	approx. 2.000 m <sup>2</sup>
<b>Number of bedrooms</b>	4
<b>Number of bathrooms</b>	3
<b>Asking price</b>	950.000,00 €
<b>Brokerage</b>	for the buyer 3,66 % incl. VAT
<b>Condition</b>	As good as new
<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

On a hillside, with a splendid panoramic view of the sea, villa of 256 sqm with a pool of 32 sqm.

The property was recently built and has excellent finishing.

On the basement floor there is a large room used for storage and an equipped and air-conditioned wine cellar, on the ground floor there is a large living room with fireplace, habitable kitchen, hallway, bathroom with shower, porch, storage room and garage room used as a double bedroom with private bathroom, on the first floor there are three bedrooms, hallway, balcony and bathroom with tub.

The property is completed by a large garage located a few metres away from the villa, suitable for parking 4 cars.

Autonomous LPG heating with remote home automation management.

Pool equipped with automatic shutter that can always be managed with home automation.

Furnished pergola.

Professional barbecue.

Video surveillance system also managed remotely.

Garden on four sides for over 2,000 sqm with tall trees and an automated irrigation system.

South and south-west exposure. Easy access via 200 metres of unpaved road in perfect condition.

For more offers please consult our web site [www.real-estate-italy.com](http://www.real-estate-italy.com).

## Location

Distance from the sea 15 km, from the village 4 km.



**Italien Hauskauf**  
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

**Your contact person**

Real Estate Italy  
A company of RustiCasa Concept  
Nicole Siedersberger-King  
Lierstraße 8  
80639 München  
E-Mail: [info@real-estate-italy.com](mailto:info@real-estate-italy.com)  
Homepage: [www.real-estate-italy.com](http://www.real-estate-italy.com)

The information and advertising of **Italien Hauskauf** is not legally binding.