

**Real estate agency**

**Semi-detached house - cod.D1011 - Rio Marina price 480.000,00 euro**

In a unique position bordering the sea and with private and direct access to the cliff. We offer a three-family villa with independent entrance, the housing unit consists of two double bedrooms, kitchen, bathroom and large living room with fireplace which overlooks a large 30m2 terrace. with a breathtaking view of the sea and the gulf of Follonica and the island of Giglio. In addition to the main terrace, the property has another terrace of 80 m2. and a beautiful 25m2 roof solarium. From the main terrace, following a comfortable staircase of a few steps, you reach access to the private sea on comfortable rocks on which it is possible to build a wooden platform. The property includes a large fully fenced garden of approximately 2000 m2. The property requires some modernization, but the location directly on the sea and the enchanting view makes it unique in its kind.

**characteristics**

|                 |                 |
|-----------------|-----------------|
| Code            | D1011           |
| Typology        | Semindipendente |
| Surface (sqm)   | 150             |
| N. bedrooms     | 2               |
| Distance sea    | 0 mt            |
| Sea view        | yes             |
| Energetic class | 175 KWh/Mqa - G |



**fotogallery**

