

**Real estate agency**

**independent apartment - cod.E1072 - Rio nell'Elba price 350.000,00 euro**

In the residential area of Rio nell'Elba, a typical village on the island, we offer this property with independent entrance, parking, garden and terrace overlooking the sea. The property is on two levels not connected internally, on the mezzanine floor, we find a panoramic terrace overlooking the sea, while the living room with open kitchen, the two double bedrooms and the bathroom offer bright and comfortable environments, complete a paved garden at the back.

In the basement instead we find a bathroom, the garage and the cellar respectively furnished and finished as a living area and bedroom as well as another courtyard in front of the entrance that allows you to park a car.

The property is in excellent condition and equipped with hot and cold air conditioning both on the living floor and in the basement.

An excellent solution for both as a residence and as a second home in a typical village on the Island of Elba.

**characteristics**

Code	E1072
Typology	Independent apartment
Floor	Ground floor-S1
Surface (sqm)	86
Garden	Private
Garden (sqm)	60
Terrace/Balcony	15 mq
N. bedrooms	3
N. bathrooms	2
Heating	Autonomous
Distance sea	2000
Sea view	Yes
Parking space/Box	Yes
[EN] Spese Condominiali	No
Aria condizionata	Yes



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