

## Villa for Sale in Lucca

### € 1.450.000

### Ref. A681



#### **460 sq.m | Bathrooms: 7 | Bedrooms: 7 | Rooms: 10**

Beautiful Villa of a total of approx. 380 sqm, for sale not far from Lucca, in a hilly position, with wonderful panoramic views, not far from shops and services, accompanied by a stone annex of approx. 80 sqm, a heated swimming pool and a wonderful garden, which gives a lot of privacy and confidentiality to the property.

The villa, built in the 19th century on a rustic building dating back to the 1600s, underwent an initial conservative renovation in 2004, and was further renovated in 2023.

Raised on several levels, it consists on the ground floor of a large modern kitchen, with a central island and direct access to the outside, where there is an entertainment area for outdoor dining. On this floor there is also a large dining area and two further large rooms currently unused and left unfinished, which could be put to various uses.

On the first floor of the Villa we find a double living room, two double bedrooms both with en-suite bathrooms and a service bathroom, while on the attic floor we find two double bedrooms with en-suite bathrooms and further space for a further bedroom with ensuite bathroom. All the rooms in the villa are air-conditioned.

The annex, measuring approximately 80 square meters, consists on the ground floor of a living area with kitchenette and bathroom, while on the first floor there are two rooms currently used as double bedrooms.

Completing this exclusive property is the garden, completely enclosed, with various relaxation areas, from which one can admire the beautiful panoramic views.

From the basement of the building there is access to the pool area, and here there are further large rooms to be developed. Also excellent for investment.

## Property Informations

Address: Ponte a Moriano

Postal code: 55100

Bedrooms: 7

Bathrooms: 7

Rooms: 10

Floor: Building

## Features

Restored

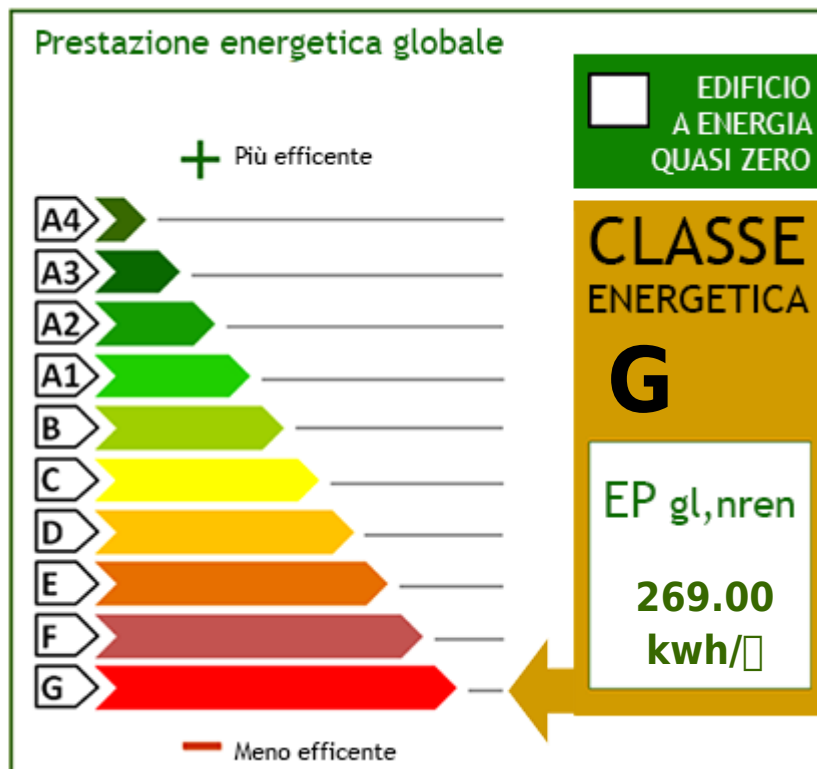
Village

Rural

Swimming pool

Secondary accom

Outbuildings





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