

## APARTMENT FOR SALE IN THE HISTORIC CENTER OF SANSEPOLCRO, TUSCANY

Sansepolcro – Arezzo – Tuscany

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**Interiors**  
55 sqm

**Bedrooms**  
1

**Bathrooms**  
1

This lovely 55-sqm 1-bedroom apartment is located on the third floor of a historic building, just a few steps from the main square of Sansepolcro. This privileged location allows you to fully enjoy the historical and scenic beauty of the city center, while offering a pleasant view of a quiet inner garden.

The apartment, recently and expertly renovated, combines the charm of original materials with the comfort of modern amenities. Upon entering, one is greeted by a spacious and bright living room with an open kitchen, ideal for creating a convivial and welcoming environment. A hallway then leads to the bedroom and bathroom. The sleeping area consists of a spacious bedroom equipped with a practical built-in closet, with access to a trapdoor leading to the attic, offering additional storage space. The bright and modern bathroom has been renovated with high-quality finishes.

## SUMMARY OF THE PROPERTY

**REFERENCE #:** 2572 – APPARTAMENTO SANTA CHIARA

**TYPE:** apartment

**CONDITIONS:** restored (2022)

**LOCATION:** historic center

**ACCESS:** excellent

**INTERIORS:** 55 square meters (592 square feet)

**TOTAL ROOMS:** 4

**BEDROOMS:** 1

**BATHROOMS:** 1

**ANNEXES:** no

**MAIN FEATURES:** terracotta floors, brick arches, wooden beam ceilings, exposed stone facades, thermal and acoustic insulation

**EXTERIORS:** no

**GARDEN:** no

**SWIMMING POOL:** no

**ELECTRICITY:** already connected

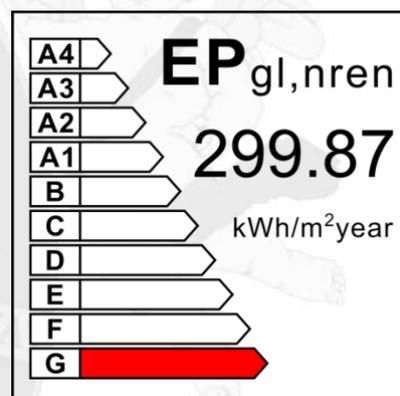
**WATER SUPPLY:** mains water

**TELEPHONE:** to be connected

**ADSL:** possible

**GAS:** natural gas

**HEATING SYSTEM:** radiators



## CLOSEST CITIES AND TOWNS

Closest services (100m; 2' on foot), Anghiari (10km; 10'), Arezzo (38km; 40'), Cortona (52km; 1h), Gubbio (67km; 55'), Perugia (72km; 50'), Assisi (82km; 1h), Montepulciano (88km; 1h 20'), Spello (89km; 1h 5'), Pienza (95km; 1h 20'), Siena (100km; 1h 40'), Todi (110km; 1h 10'), Firenze (111km; 1h 25'), Orvieto (145km; 1h 40'), San Gimignano (153km; 1h 50'), Roma (240km; 2h 30')

## CLOSEST AIRPORTS

Perugia San Francesco (69km; 50'), Firenze A. Vespucci (132km; 1h 40'), Bologna G. Marconi (178km; 2h), Pisa G. Galilei (192km; 2h 20'), Roma Ciampino (252km; 2h 50'), Roma Fiumicino (266km; 2h 50')



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