Ref. 2588 – **CASA MARIA** www.romolini.co.uk/en/2588

APARTMENT WITH GARDEN FOR SALE IN MONTE SANTA MARIA TIBERINA, UMBRIA

Monte Santa Maria Tiberina – **Perugia** – **Umbria**

VIEW ON OUR WEBSITE

Interiors	Bedrooms	Bathrooms	Garden
70 sqm	1 (up to 2)	1 (up to 2)	160 sqm

In a quiet location, in a small hamlet in the municipality of **Monte Santa Maria Tiberina**, **section of a house** with garden for sale. The apartment (70 sqm – 753 sqft, 1 bedroom and 1 bathroom) is on two levels. On the ground floor (25 sqm) are two cellars and the garage, while on the first floor (45 sqm) there is the living area with kitchen, living room, bedroom and bathroom. The apartment has wood-beamed ceilings, terracotta floors and a fireplace, and is already habitable without any necessary intervention. The ground floor, on the other hand, is unfinished and needs some interventions (including the installation of fixtures) if an additional room were to be created.
In addition, the property has a terrace and a **private garden** of 160 sqm (1,722 sqft).

Easily accessible via the municipal road system, the apartment is provided with all basic services at a very short distance (1km; 2') and allows, thanks to its location on the border between **Umbria** and **Tuscany**, to visit various centers of the two regions (Monterchi, Monte Santa Maria Tiberina, Sansepolcro, Arezzo...).

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SUMMARY OF THE PROPERTY

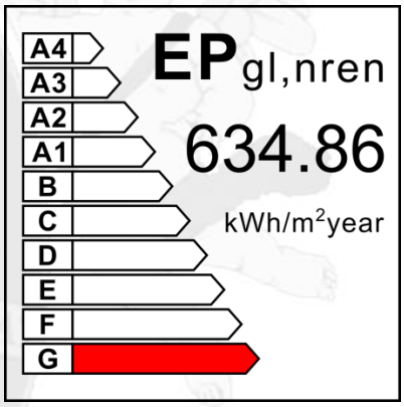
REFERENCE #: 2588 – CASA MARIA
TYPE: apartment with garden
CONDITIONS: habitable
LOCATION: in a small hamlet
ACCESS: excellent, asphalted road

INTERIORS: 70 square meters (753 square feet)
TOTAL ROOMS: 4
BEDROOMS: 1 (up to 2)
BATHROOMS: 1 (up to 2)
ANNEXES: garage

MAIN FEATURES: wood-beamed ceiling, terracotta floor, fireplace, garden, outdoor lighting, terrace, garage, basement

EXTERIORS: private garden
GARDEN: 160 square meters (1,722 square feet)
SWIMMING POOL: no

ELECTRICITY: already connected
WATER SUPPLY: mains water
TELEPHONE: to be connected
ADSL: possible
GAS: mains gas
HEATING SYSTEM: to be connected



CLOSEST CITIES AND TOWNS

Town with services (1km; 2'), Monterchi (3km; 5'), Monte Santa Maria Tiberina (10km; 25'), Anghiari (13km; 15'), Città di Castello (17km; 20'), Sansepolcro (18km; 25'), Arezzo (31km; 35'), Perugia (68km; 1h), Siena (101km; 1h 25'), Florence (107km; 1h 45'), Roma (244km; 3h)

CLOSEST AIRPORTS

Perugia San Francesco (68km; 55'), Firenze A. Vespucci (124km; 1h 30'), Pisa G. Galilei (185km; 2h 10'), Bologna G. Marconi (196km; 2h 20'), Roma Ciampino (256km; 2h 40'), Roma Fiumicino (271km; 2h 45')

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