

Ref. 2943 – APPARTAMENTO MAZZINI

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## COZY APARTMENT FOR SALE IN THE HISTORIC CENTER OF ANGHIARI, TUSCANY

Anghiari – Arezzo – Tuscany



**Interiors**  
88 m<sup>2</sup>

**Bedrooms**  
1

**Bathrooms**  
1

On the edge of the **historic center** of Anghiari, a short walk from the main square, **renovated apartment** for sale. The apartment is located on the **ground floor** of a historic building and consists of a living room, kitchen, bedroom, bathroom, and laundry room. Recently renovated, the apartment is ready to move into.

Situated in an extremely convenient and easily accessible location, the property has all the necessary services, available in the nearby central square of the town, and a parking area is just 20m away. The location is also excellent as a starting point for visiting the most renowned centers of the **Tiber Valley** and **Tuscany**.

## SUMMARY OF THE PROPERTY

**REFERENCE #:** 2943 – APPARTAMENTO MAZZINI

**TYPE:** apartment

**CONDITIONS:** restored

**LOCATION:** historical center

**ACCESS:** excellent, paved road

**INTERIORS:** 88 square meters (947 square feet)

**TOTAL ROOMS:** 4

**BEDROOMS:** 1

**BATHROOMS:** 1

**ANNEXES:** no

**MAIN FEATURES:** wooden beams, parquet flooring, double glazing, parking in the vicinity

**ELECTRICITY:** already connected

**WATER SUPPLY:** mains water

**TELEPHONE:** to be connected

**ADSL:** yes

**GAS:** natural gas

**ENERGY CERTIFICATE:**  (EP<sub>gl, nren</sub> = 227.81 kWh/m<sup>2</sup>year)

**HEATING SYSTEM:** radiators

## CLOSEST CITIES AND TOWNS

Closest services (150 m; 1'), Sansepolcro (8km; 15'), Caprese Michelangelo (17km; 25'), Città di Castello (24km; 20'), Monte Santa Maria Tiberina (33km; 40'), Arezzo (35km; 40'), Montepulciano (82km; 1h 20'), Siena (102km; 1h 35'), Montalcino (103km; 1h 45'), Florence (108km; 1h 35'), San Gimignano (153km; 2h 5')

## CLOSEST AIRPORTS

Perugia San Francesco (73km; 50'), Firenze A. Vespucci (128km; 1h 35'), Bologna G. Marconi (184km; 2h 5'), Pisa G. Galilei (189km; 2h 15'), Roma Ciampino (255km; 2h 40'), Roma Fiumicino (270km; 2h 45')



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AGENZIA ROMOLINI IMMOBILIARE S.R.L.

Piazza Torre di Berta n. 4  
52037, Sansepolcro (AR), Tuscany, Italia

(+39) 0575 788 948

[www.romolini.com](http://www.romolini.com)

[info@romolini.com](mailto:info@romolini.com)