

Townhouse for Sale in Sarteano (SI)

145.000 €

Ref: TT264



Size : 144 sqm

Rooms : 4

Bedrooms : 2

Bathrooms : 3

Garage : Single

Garden : Private

Energy class : G

IPE : 300

SARTEANO (SI), at an altitude of 573 m above sea level and 6 km from the A1 Chiusi/Chianciano Terme motorway exit, a townhouse (on two habitable levels) in a four-family house in a private location with independent access is for sale. The property has a cadastral surface area of ??144 sq m (including the 136 sq m living area and the 17 sq m garage). It features four balconies and a private garden (approximately 140 sq m) on two sides with a private ramp leading to the garage. The ground floor comprises an entrance hall, living/dining room with fireplace and two balconies, kitchen, and bathroom. The first floor (accessed via an internal iron staircase and wooden steps) comprises a bedroom with balcony, a smaller bedroom with balcony, and a bathroom with bathtub, as well as a storage room above the stairs. The basement comprises a garage, study (small bedroom), bathroom, storage room, and laundry room. Access is both external, via the garage, and internal, via a spiral staircase from the living room. The property was built in the late 1970s and has been well maintained. It features independent natural gas heating (copper pipes and cast iron radiators) and air conditioning on the first floor. The boiler is external. The exterior windows are wooden with single glazing and double aluminum frames. The flooring is single-fired ceramic. Asking price: Euro145,000. (Energy Class: G and IPE > 300 kWh/m² per year). Ref. TT264







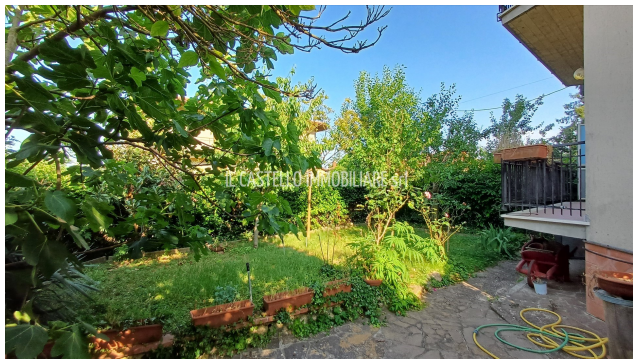
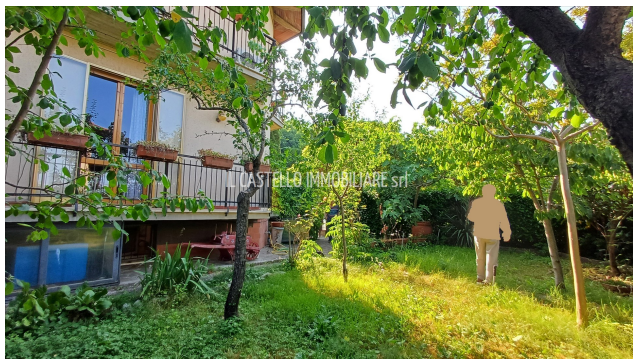














IL CASTELLO IMMOBILIARE S.R.L.
Corso Garibaldi, 18/20 - 53047 Sarteano (SI)
P.IVA: 01070020522
Tel: 0578 266836 / Email: info@ilcastelloimmobiliare.it