

Apartments for Sale in Chianciano Terme (SI)

80.000 €

Ref: AP939



Size : 72 sqm

Rooms : 2

Bedrooms : 1

Bathrooms : 1

Garage : Parking space

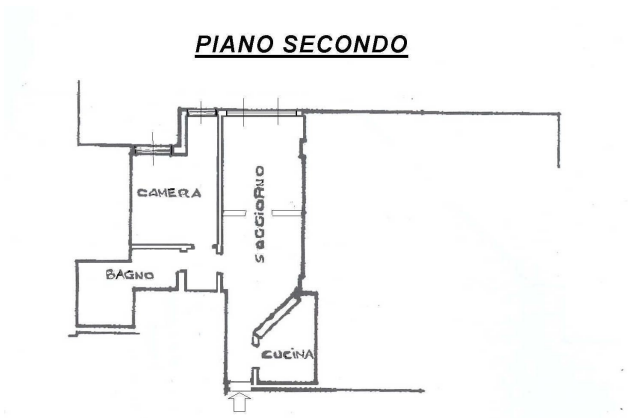
Garden : Common

Energy class : E

IPE : 189,86

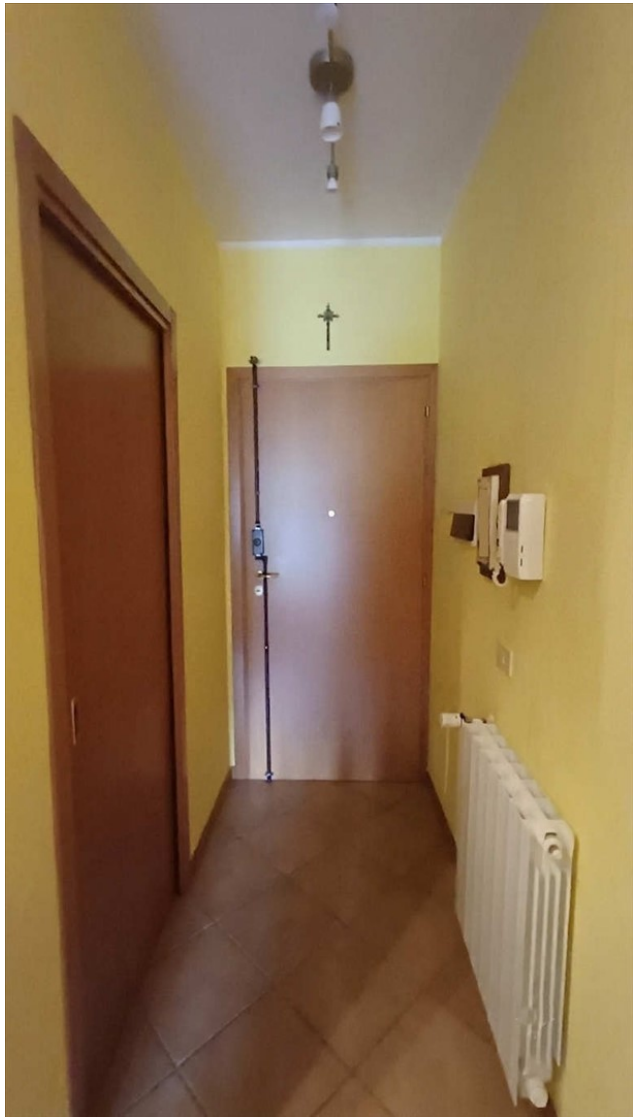
CHIANCIANO Terme (SI), at an altitude of 475 m above sea level and 9 km from the Chiusi/Chianciano Terme A1 motorway exit, a second-floor apartment is for sale in a recently constructed reinforced concrete condominium building with elevator (built in the 1990s), just steps from Piazza Italia and in good overall condition. The property's total commercial cadastral area is approximately 72 m² (including the 68 m² apartment and the 15 m² private parking space in the shared garage). The apartment comprises an entrance hall, kitchen, living room, hallway, double bedroom, and bathroom with bathtub and washing machine. It faces south/east. The property is currently occupied under a commercial contract (6 years), used as an office, with excellent references and returns. PERFECT INVESTMENT! The apartment features an independent methane heating system (with aluminum radiators and copper pipes, with a condensing boiler installed in 2024). Air conditioning is available. The area is covered by fiber optic internet. Renovated and certified systems. The windows are made of black anodized aluminum, with double glazing. The door is armored. The roller shutters are PVC. The flooring throughout the floor is single-fired ceramic, while the bedroom is parquet. Asking price Euro80,000, negotiable. (Energy Class: E and IPE 189.86 kWh/m² per year). Ref. AP939.















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