

Townhouse for Sale in Sinalunga (SI)

Upon request

Ref: TT77

**Il Castello**
I M M O B I L I A R E

VENDESI

**villetta bifamiliare di
NUOVA costruzione
classe energ. "B"**

Size : 120 sqm

Rooms : 5

Bedrooms : 3

Bathrooms : 3

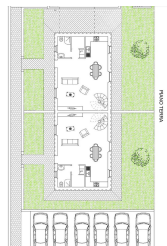
**Garage : Double
parking space**

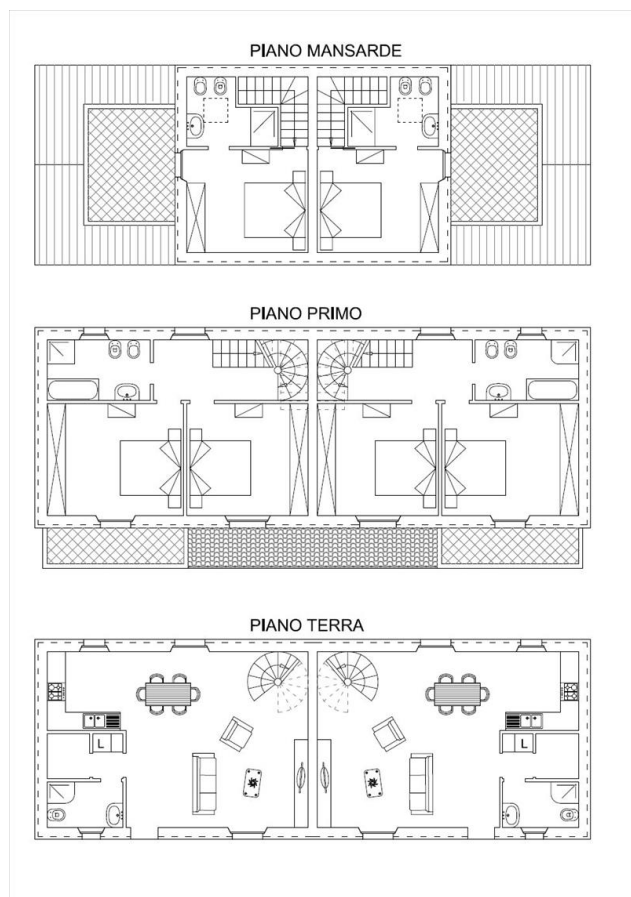
Garden : Private

Energy class : G

IPE : 300

SINALUNGA, Pieve in a residential area with easy access, for sale semi-detached house to be built (turnkey) with project already approved, but still completely customizable; it has a garden and three exclusive parking spaces. Living area of ??about 120 square meters plus about 100 square meters between the garden and courtyard, having on the ground floor a living room (about 32 square meters) with fireplace, kitchen and bathroom / laundry, on the first floor two double bedrooms (the two floors connected by a beautiful spiral staircase), bathroom and balcony, on the second floor bedroom, bathroom and terrace. Construction made of load-bearing masonry with high insulation wood-cement technology to achieve at least energy class B. Insulated roof equipped with solar panel for sanitary water. Autonomous methane heating system. Internal windows in wood, external in aluminum with double glazing and shutters. Price negotiable according to the needs you want to achieve. Ref. TT77. It is also possible to purchase the second semi-detached house or to build a single single-family villa or to build the villas without the second floor by reducing the price. Furthermore, it is also possible to consider the sale of only building land.





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