Altavilla Vicentina

Single villa with garden usable as two independent dwellings

Property ID: IT223551008

PURCHASE PRICE: 650.000 EUR • **LIVING SPACE:** ca. 772 m² • **ROOMS:** 15.5 • **LAND AREA:** 600 m²

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At a glance

Property ID	IT223551008
Living Space	ca. 772 m²
Available from	According to the arrangement
Rooms	15.5
Bedrooms	5
Bathrooms	6
Year of construction	2000
Type of parking	4 x Car port

Purchase Price	650.000 EUR
Total Space	ca. 762 m²
Usable Space	ca. 772 m²
Equipment	Fireplace, Garden / shared use

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Energy Data

Type of heating	Single-storey heating system
Power Source	Air-to-water heat pump

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Floor plans

Piano Terra

Internal Area:146.25m²

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This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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A first impression

A villa in the heart of the village, with space suitable for large families, but which is also an ideal solution for those who want to have two independent but adjoining dwellings and keep their parents close at an older age, while maintaining their independence. In fact, this property can be lived either as one large Villa, or as two separate apartments both of generous size: one arranged on the ground floor all on one level, with 2 bedrooms, 2 bathrooms living room and kitchen of generous size and overlooking the garden, and one arranged on the first floor on staggered levels, consisting of 3 bedrooms and 3 bathrooms, as well as a wonderful terrace, living room and kitchen. In the basement accessible from an entrance area common to the two units, large usable spaces for everyone: a tavern equipped for parties of large companies, with a fireplace and guest service, laundry and storage areas as well as a garage of about 100 square meters that can comfortably accommodate 4 modern cars.

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Details of amenities

The sale price includes an additional commercial property already leased to established business with a profitability of more than 7.00% gross calculated on the professional valuation of 270,000 for that property.
The quality of the finishes, together with the excellent state of preservation make this property definitely very attractive not only for location, layout and flexibility of use of spaces and rooms.
Any further information will be provided exclusively in the Agency by appointment.

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All about the location

The house in the heart of the village within walking distance of all the main services of Altavilla, one of the most valued and prestigious municipalities bordering the city of Vicenza, appreciated for its quality of life and recreational opportunities, among which the multi-sports center with the large summer swimming pool, padel and tennis center certainly stands out. The bus fernata leading to the city is only 50 meters away, making the home also perfect for families with children who travel to Vicenza to attend high school or university. The proximity to the highway exit and the ring road that crosses the city from west to east also makes this solution particularly attractive for those who, for work reasons, often have to travel.

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Contact partner

For further information, please contact your contact person:

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