Revigliasco Torinese – Piemonte

Villa with garden and breathtaking views of the Alps

Property ID: IT261252708

PURCHASE PRICE: 597.000 EUR • **LIVING SPACE:** ca. 345 m^2 • **ROOMS:** 8 • **LAND AREA:** 370 m^2

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At a glance

Property ID	IT261252708
Living Space	ca. 345 m²
Rooms	8
Bedrooms	5
Bathrooms	3
Year of construction	1974
Type of parking	2 x Multi-storey car park

Purchase Price	597.000 EUR
Commission	Onder voorbehoud van commissie
Total Space	ca. 370 m²
Equipment	Terrace, Fireplace, Balcony

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Energy Data

Type of heating	Single-storey heating system
Energy certificate valid until	18.02.2029
Power Source	Gas

Energy Certificate	Energy demand certificate
Final Energy Demand	71.11 kWh/m²a
Energy efficiency class	B
Year of construction according to energy certificate	1974

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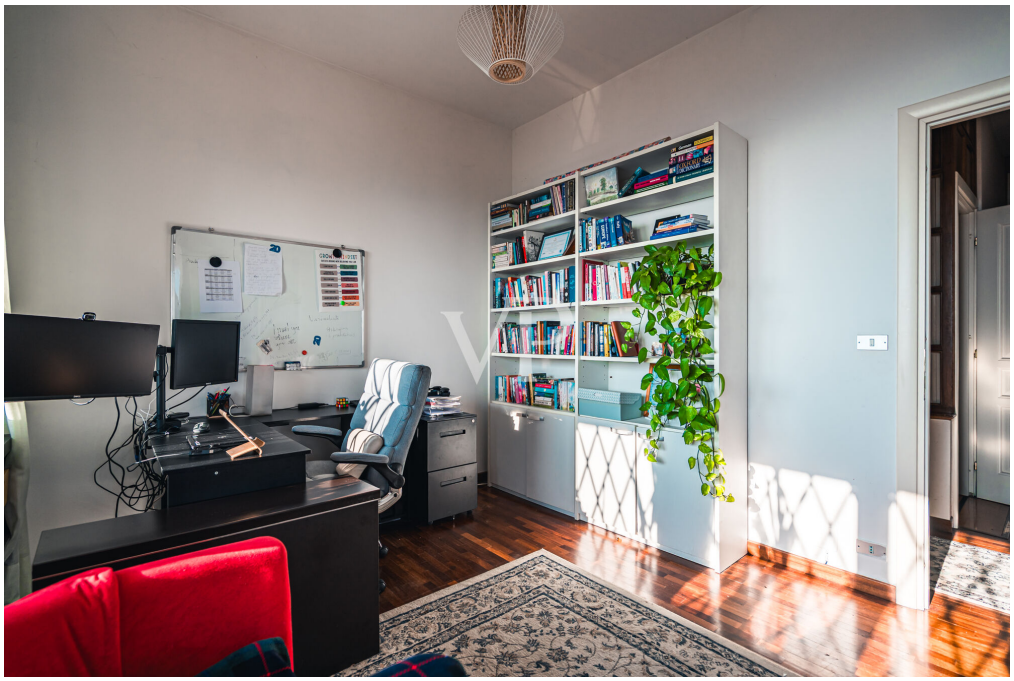

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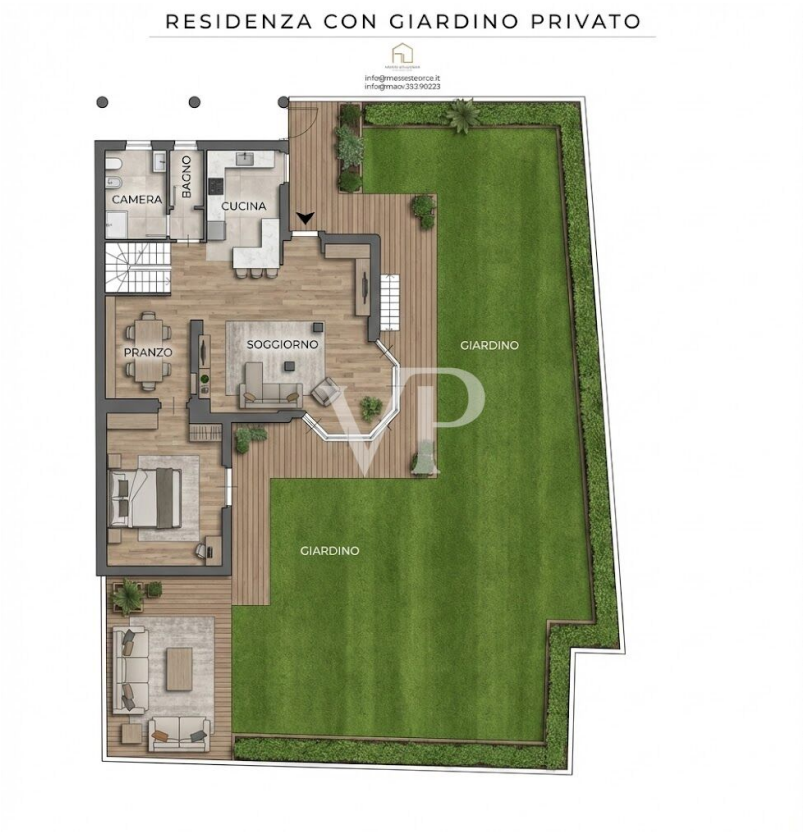
Floor plans



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BAGNO
CANTINA
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ALTRA U.I.U.
LOCALE
CALDAIA
TAVERNETTA
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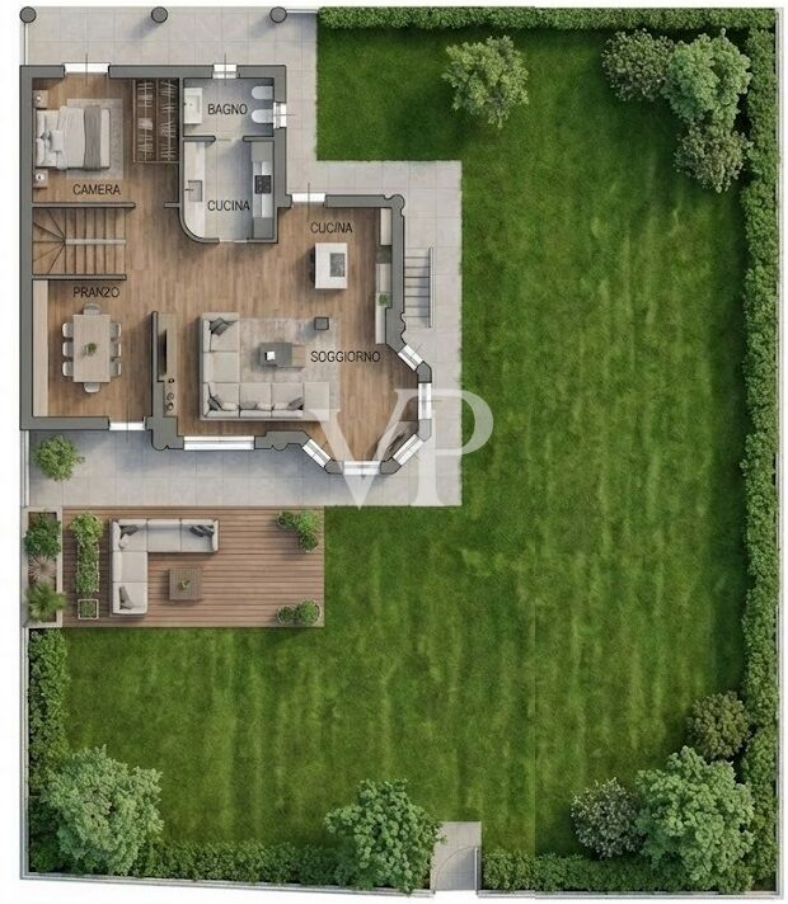

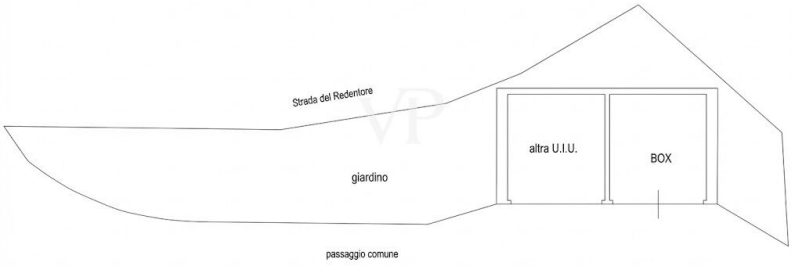

This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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A first impression

The perfect oasis between Pecetto and Revigliasco. Portion of a semi-detached villa with garden, tavern and panoramic views of the Alps.

Discover the perfect combination of residential tranquility and convenient access: we present this beautiful semi-detached villa portion located in the coveted and scenic area between Pecetto and Revigliasco. Loved and cared for, this property is the ideal solution for those looking for space, comfort and a serene lifestyle, nestled in a private setting.

The villa is spread over two living floors plus a cozy basement, offering excellent separation between the living and sleeping areas.
? First floor: houses the spacious and functional kitchen, a bright and cozy living room, a service bathroom and two comfortable bedrooms.
? Second floor: perfect for a large family, it includes three bedrooms, an additional bathroom and two balconies that give a beautiful panoramic view of the surrounding area.
? Basement: a fully equipped tavern, the ideal setting for relaxing evenings, dinners with friends or convivial moments.
- Exterior and parking:
? Private garden: enjoy your own patch of green with a private garden of about 200 m², perfect for children's games, vegetable garden or simply for outdoor activities.
? Car garage: a convenient covered car garage with space for two cars already equipped with wallbox for electric car charging.
- Details and comfort:
? Warm atmosphere: wooden floors throughout the house that contribute to a warm and cozy atmosphere.
? Energy efficiency: double-glazed windows for superior thermal and acoustic comfort.
? Independent heating and the presence of two fireplaces for additional warmth during the winter months.

Recent improvements and installations:
The house boasts major maintenance work that ensures its efficiency and serenity:
- Boiler replaced in 2018
- Water main replaced in 2023
- Connection to both networks (overflow septic tank and municipal sewer system) for maximum functionality.

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Contact partner

For further information, please contact your contact person:

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