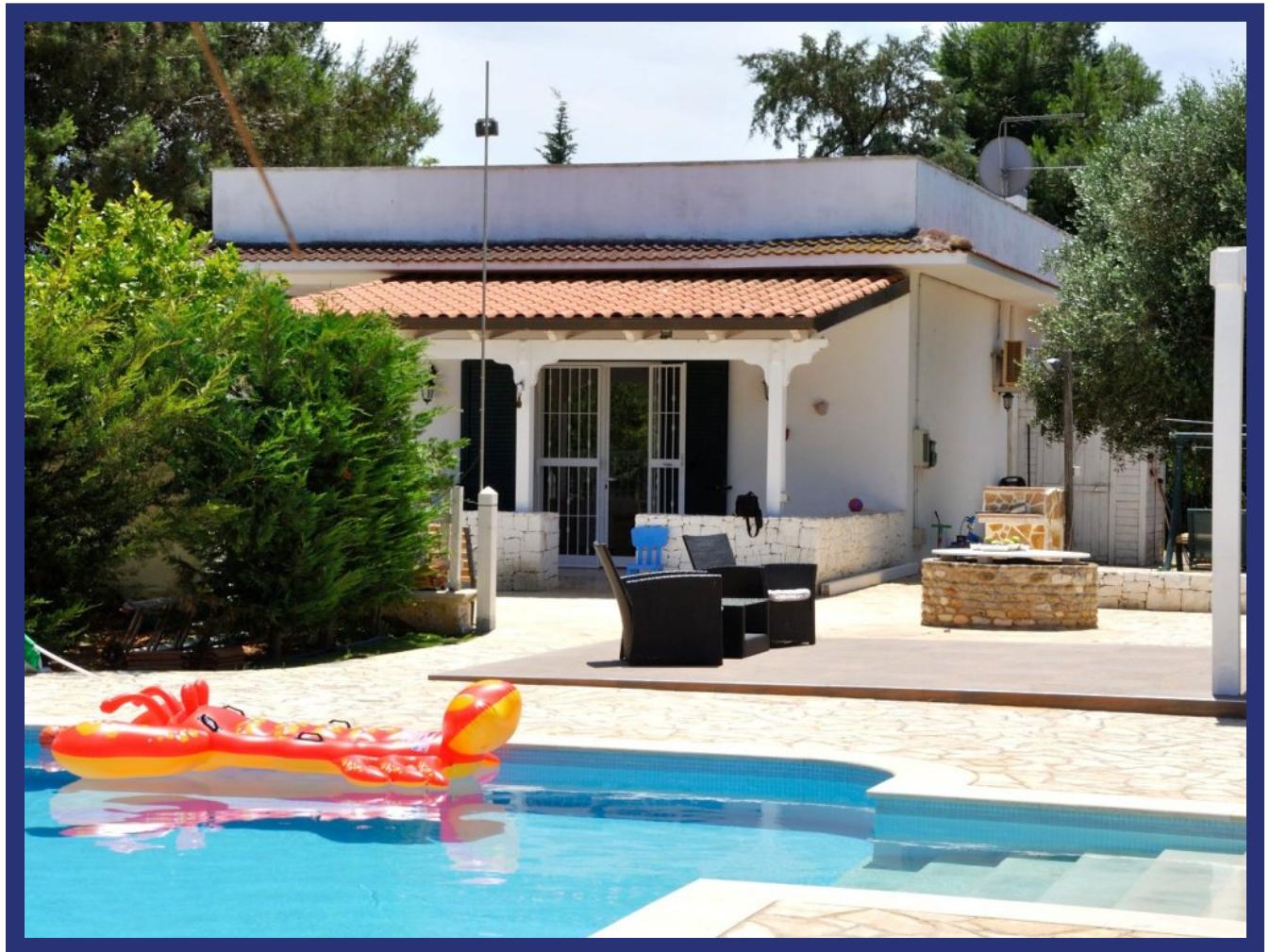


# Puglia

## Carovigno

Ref. 6220: Villa with swimming pool in Carovigno

Asking Price: € 290.000



# Description

## Features:

- Living area: 88 m<sup>2</sup>
- Plot size: 4,500 m<sup>2</sup>
- Veranda: 16 m<sup>2</sup>
- Bedrooms: 2
- Bathroom: 1
- Air conditioning
- Fireplace
- Photovoltaic system

Pleasant villa with swimming pool, located in a quiet area of the municipality of Carovigno, in the heart of the typical Apulian countryside. The house is recently built and immediately habitable, offering comfort, functionality and an ideal atmosphere to live in contact with nature.

The villa covers an area of 88 m<sup>2</sup>, surrounded by a well-kept plot of approximately 4,500 m<sup>2</sup>.

## • Interior spaces:

You enter the house through a covered porch that gives access to the living room: a large kitchen with dining room, which is connected by a few steps to a cozy living room with fireplace, which overlooks a second porch on the outside, where you can relax. From the living room, a corridor leads to the sleeping area. This corridor leads to two bedrooms and a bathroom with window.

## • Features and finishes:

The villa has been finished with care and attention: modern wall tiles, white lacquered interior doors and exterior frames in white aluminum, equipped with mosquito nets, security grilles and shutters. The rooms are bright, well laid out and immediately habitable. An important added value is the already installed and functioning 4.5 kW photovoltaic system. The inverter is designed to support a power of up to 12 kW, allowing the system to be expanded if necessary. It is also designed to be integrated with storage batteries, thus offering an excellent solution for energy efficiency and autonomy.

## • Outdoor and relaxation area:

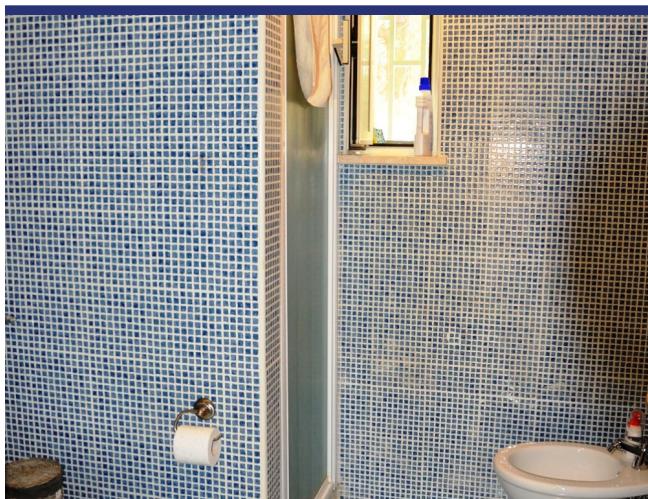
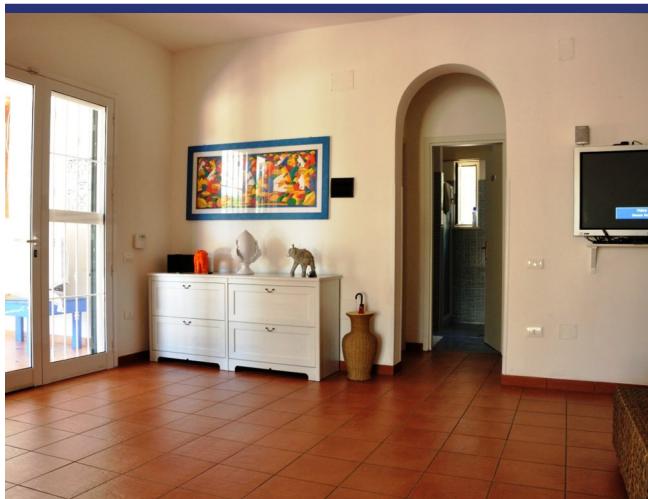
The surrounding garden is cared for down to the smallest detail and enriched with Mediterranean vegetation and spaces dedicated to well-being. The villa has a swimming pool of about 40 m<sup>2</sup>, ideal for cooling off on summer days, surrounded by a large sun terrace where you can sunbathe or relax in complete privacy. The outdoor area is completed by a white-lacquered wooden gazebo and an outdoor kitchen, ideal for organizing breakfasts, brunches or dinners surrounded by nature, together with friends and/or family.

## Distances:

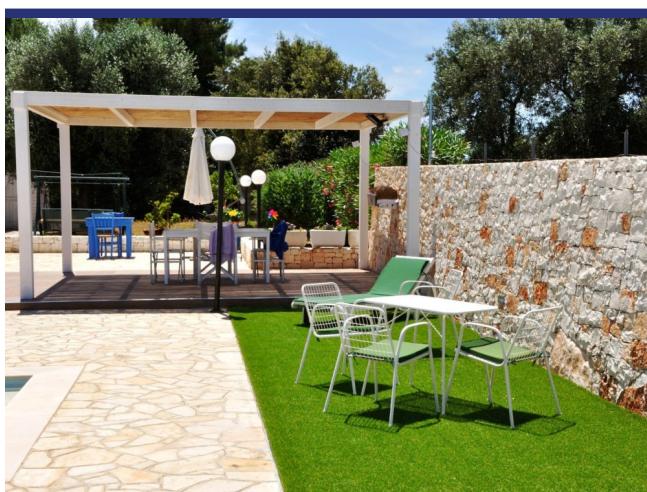
- San Vito dei Normanni: 6 km
- Carovigno: 12 km
- Ostuni: 20 km
- Torre Guaceto Nature Reserve: 4 km
- Adriatic Sea: 5 km
- Brindisi International Airport: 15 km
- Bari International Airport: 99 km

# Pictures





Ref. 6220 Carovigno

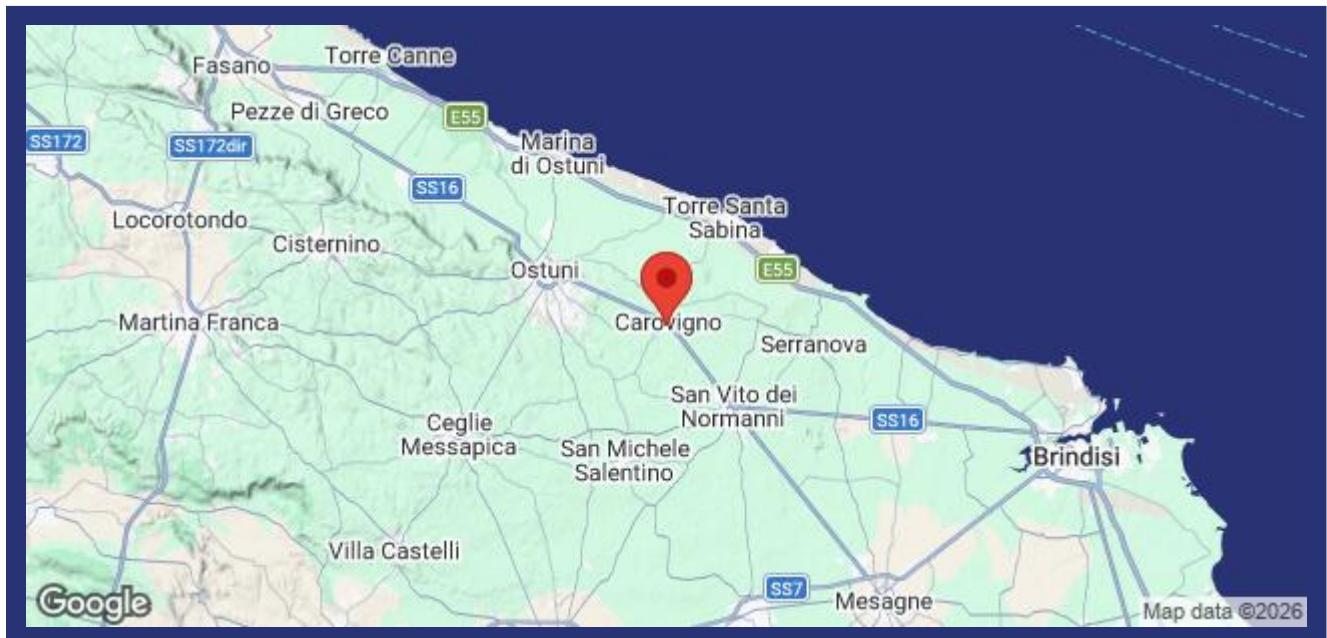




Ref. 6220 Carovigno



# Location & Details



(Map does not indicate the exact location of the property)

- Reference: 6220
- Villa/Farmhouse
- 5 km to Sea
- 6 km to Village
- Garden
- Terrace
- Fire Place
- Airco
- Garage: Parking Space
- Pool: Yes
- Asking Price: € 290.000

- Floorspace: 88 m<sup>2</sup>
- SQM Plot: 4500 m<sup>2</sup>
- Bedrooms: 2
- Bathrooms: 1
- Condition of the Property: Good
- Status: Available

# Information

## Information about the purchasing process.

Please contact our agency for more information on the purchasing process.

## About ItaliaCasa

ItaliaCasa is a fully accredited Italian real estate agency, specialized in the assistance of foreign property buyers in the most beloved parts of Italy. We combine the best of two worlds. Firmly settled in Italy, we do not forget our northern European roots. Our multilingual representatives in Italy are a guarantee for a perfect understanding of the local market conditions. We understand our international clients as we do understand the Italian way of doing business. This enables us to offer to our clients the best possible assistance during the buying process.

## Why choose for ItaliaCasa?

A successful purchase in Italy does not end with the finding of the right property on a web site. Especially nowadays an interested buyer can find many intermediaries and web portals through which foreign properties are being offered for sale. Often these type of companies lack any knowledge of Italian real estate, the market situation and the legal system in Italy. It is important to choose an officially registered agency who not only knows their properties, but also can properly facilitate the entire buying process with its expertise. According to ItaliaCasa this is when the important part only begins. The completion of the purchase is the work of specialists who know where problems can arise and which matters require extra attention during the purchase. All land registry, legal and permit aspects are being mapped so the interests of the client are optimally being looked after. The end result is a purchase without worries!

## More Information or Questions?

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