

for sale in Ferrara
Centro storico
€ 470.000
Ref. 211bb



191 sq.m. | Bathrooms: 3 | Bedrooms: 3 | Rooms: 6

In the Via Piangipane area, in a quiet and residential setting, a charming portion of a detached house for sale.

This property offers a private entrance that leads to a spacious living room with a fireplace to warm the atmosphere and a dining/living area, perfect for hosting friends and family.

The kitchen is well equipped and comfortable.

The sleeping area includes two bedrooms and a bathroom with window and shower.

The attic floor offers two additional rooms (ideal for a bedroom and study), a bathroom with window and shower, and a panoramic terrace, ideal for relaxing and enjoying the sun.

The basement features a welcoming tavern area with a bright window that looks directly onto the PRIVATE tiled OUTDOOR SPACE with a retractable roof.

The property also includes a storage room, a laundry room and excellent finishes.

It has an independent air conditioning and heating system, mosquito nets and gates on the windows to ensure safety and tranquility.

Located in a central area, convenient to the city center and public transport, this property offers easy parking for

residents.

Don't miss this fantastic opportunity! An internal terrace offers a private outdoor space,

Contact us now to find out more!
Bozzolani Real Estate Agency
Via Garibaldi, 79a - 44121 Ferrara
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Certification

Energy Class: E

Features

Code: 211bb	Reason: Sale
Address: Via Della Grotta	Zip Code: 44121
Municipality: Ferrara	Zona: Centro storico
Total Square Meters: 191 sq.m.	Bedrooms: 3
Bathrooms: 3	Rooms: 6
State of Preservation: Good	Level: On two-levels
Total Floor: 2	Heating: Heating
Current Status: Vacant at closing	Terrace: Present
Garden: Private	Kitchen: Regular Kitchen
Tv Antenna	Tv SAT
Closet	Fireplace
Air-Conditioned	Parquet
Telephone System	Wiring
Jacuzzi	Shower
Safe-Deposit Box	Shutters

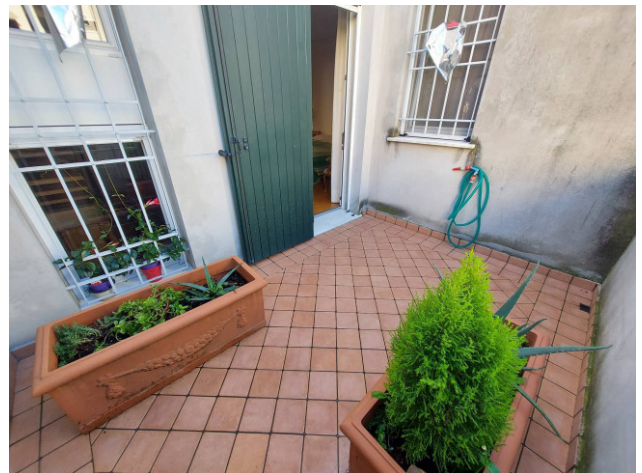
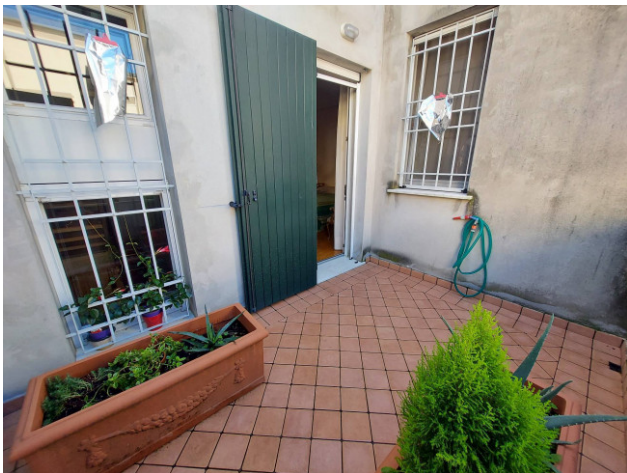
Nearby

Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
High Schools	Cafe
Post Offices	Shopping Centers
Municipal Offices	

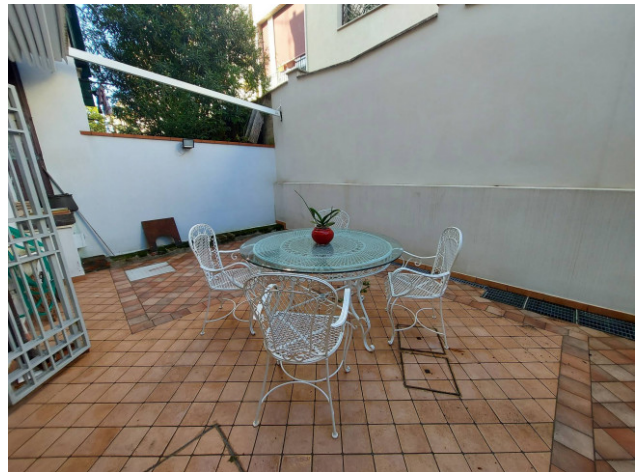
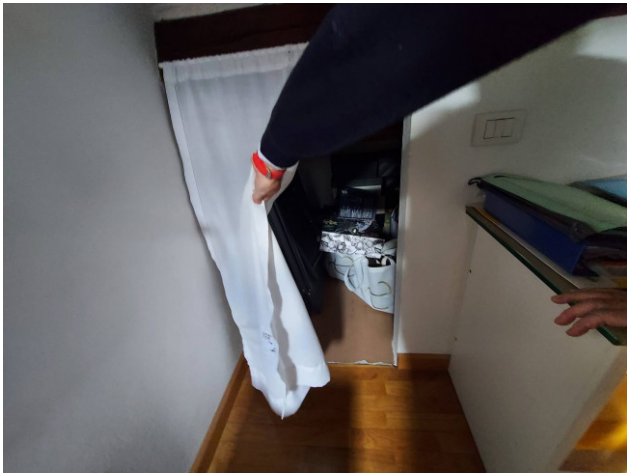




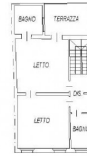












PIANO PRIMO m² 136



SOTTOTETTO



CORTILE



ALTRA OTTA