



Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



Villa Sale in Campo nell'Elba (LI) via Montecristo 70

Villa 100 metres from the sea, Elba Island

Only 100 metres from the beach, we are pleased to present this exclusive Villa for Sale located in the municipality of Campo nell'Elba, in the province of Livorno, Italy. The property is available on the market for the price of 1,500,000 EUR.

The Villa offers a high-level residential environment with an Energy Class G, guaranteeing energy efficiency and living comfort. The property consists of seven rooms, offering ample living spaces to accommodate the needs of a large family or those looking for additional space for guests or an office.

The living area of 120sqm extends over multiple levels, offering attractive architecture and intelligent distribution of spaces. The interior of the Villa is characterized by high-quality finishes and a modern and elegant design, creating a refined and welcoming environment.

The property also boasts a large private garden, ideal for relaxing and enjoying the tranquility and natural beauty of the area. Additionally, the property has dedicated parking spaces to ensure convenience and practicality for residents and visitors.

The Villa is located in a privileged position, a short distance from all the main services and the most renowned beaches of the island of Elba. Thanks to its strategic location, buyers can enjoy an endless variety of outdoor activities, including hiking, water sports, and panoramic walks along the coast.

This Villa represents a unique opportunity for those seeking a prestigious residence on the island of Elba. Contact us today to arrange a visit and discover in person all the benefits and features of this wonderful property.

INFORMATION

Ref.	Isola D'Elba 05
Type	Sale
Category	Villa
Price	1,500,000.00
Annual Expense	
Year	1940
Energetic Class	G 187.21

NUMBER

Rooms	7
Bedrooms	4
Bathrooms	2
Balconies + Terraces	
Floor	2
Car Space	2
Box	

SQUARE METERS

Commercial	100
Garden	1300
Cellar	
Balconies + Terraces	45
Attic	
Tavern	60
Box	

FEATURES

Property Conditions	Good	Rank	Elegant	Position	See
View	Open View	Orientation	South	Free Sides	4
Garden	Private	Furniture	Furnished	Type living	Dining room



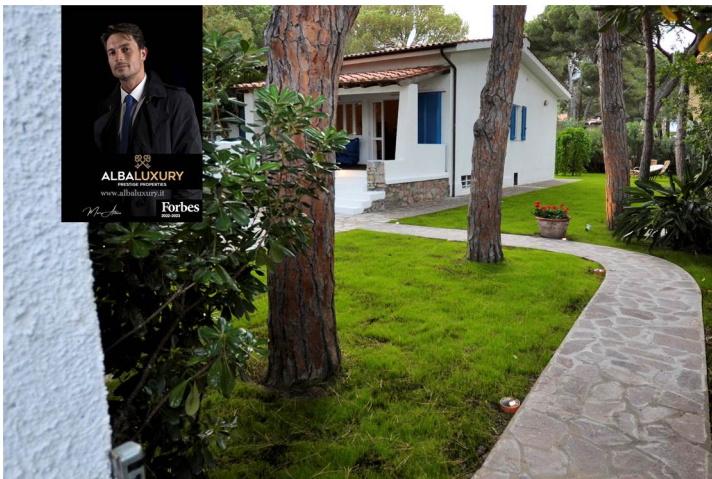
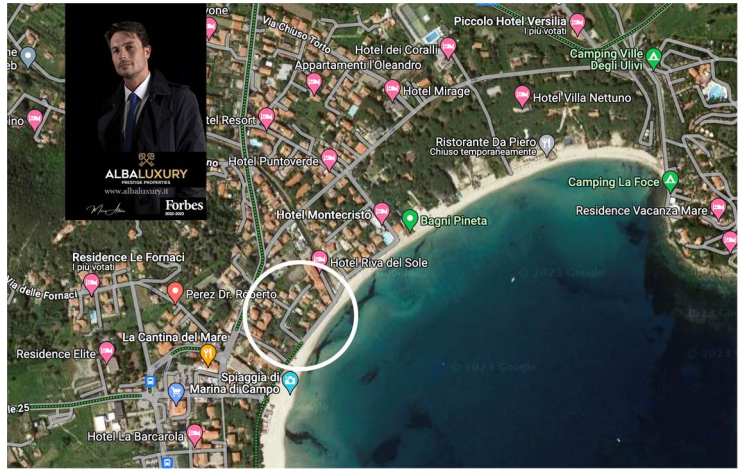
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Kitchen	Small Separate Kitchen	Heating	Independent	Energy source	Elettric
Hot Water	Independent	Doors	Excellent	Floors Living Room	Parquet
Floors Bedrooms	Parquet	Floors Kitchen	Parquet	Floors Bathroom	Ceramic

ACCESSORIES

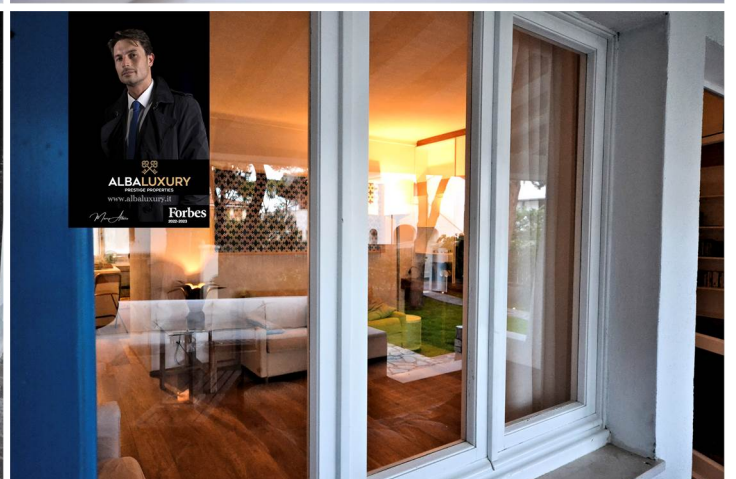
Electric gate	Double entrance	Separate entrance	Car passage	Footpath
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IMAGES



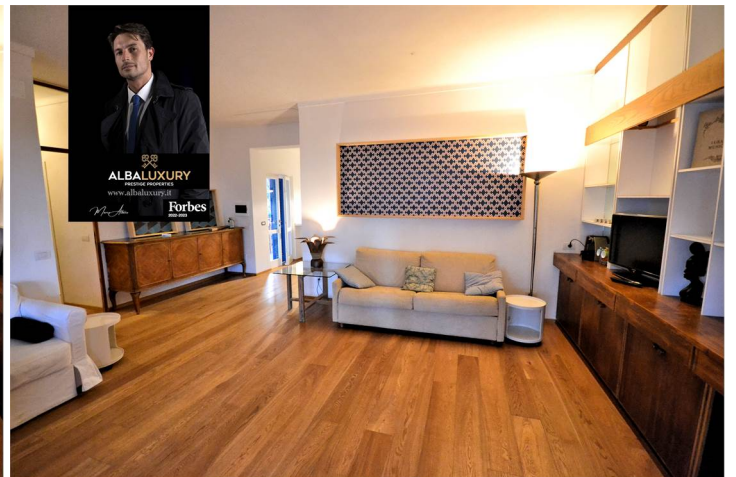
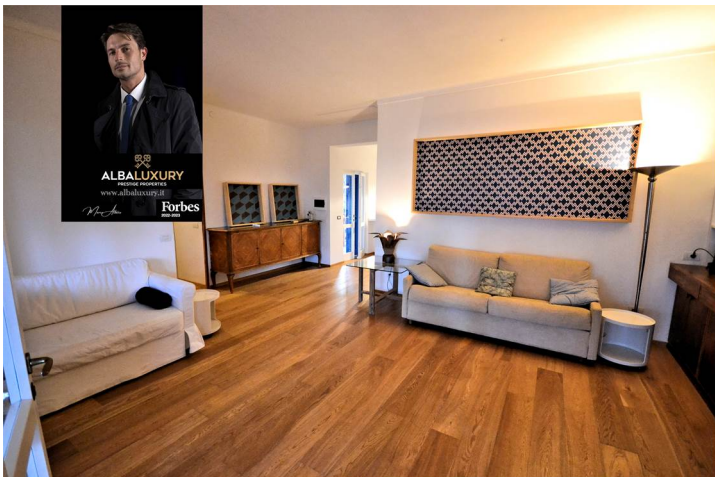
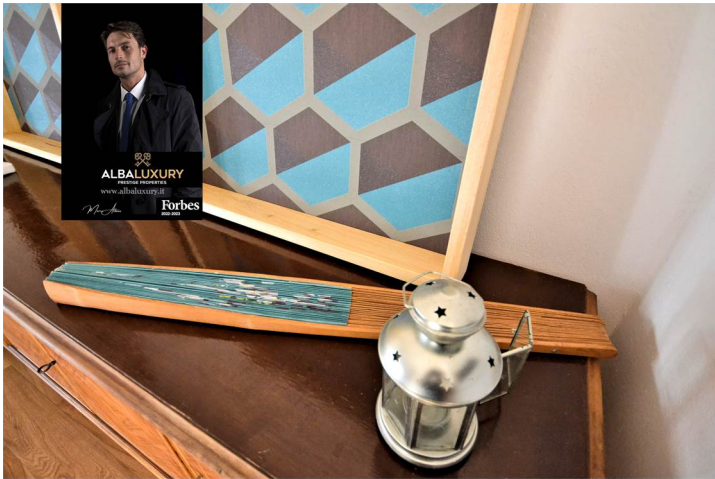
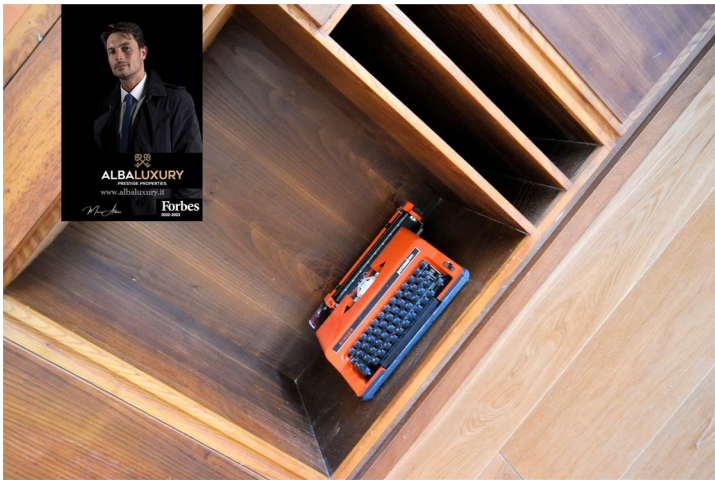


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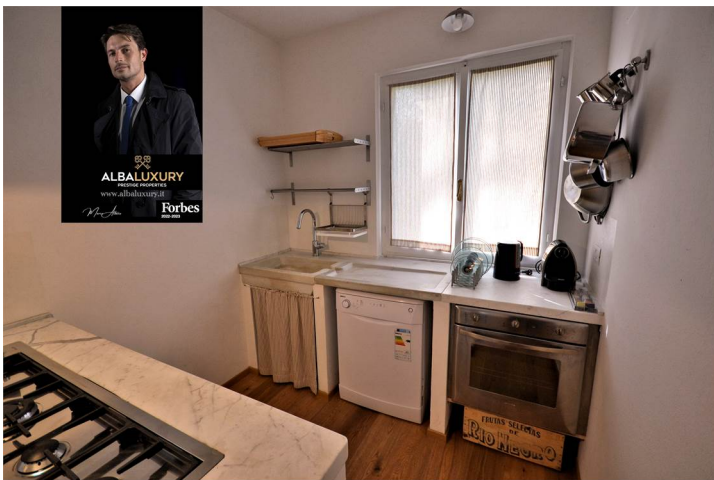
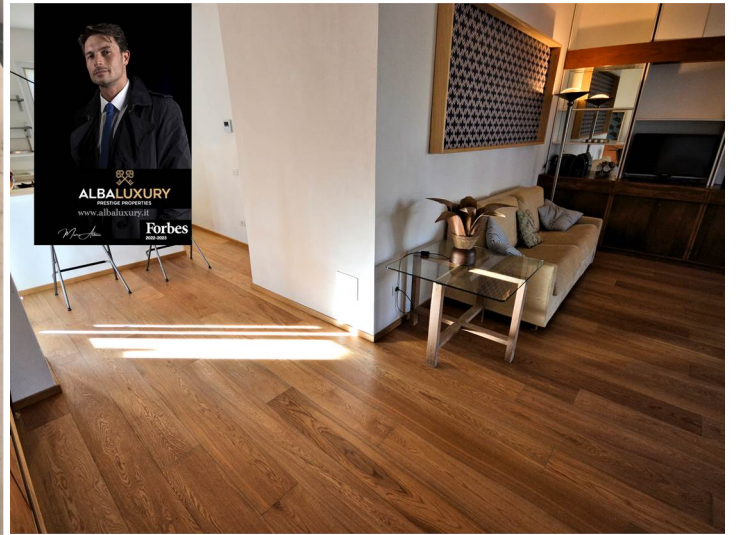
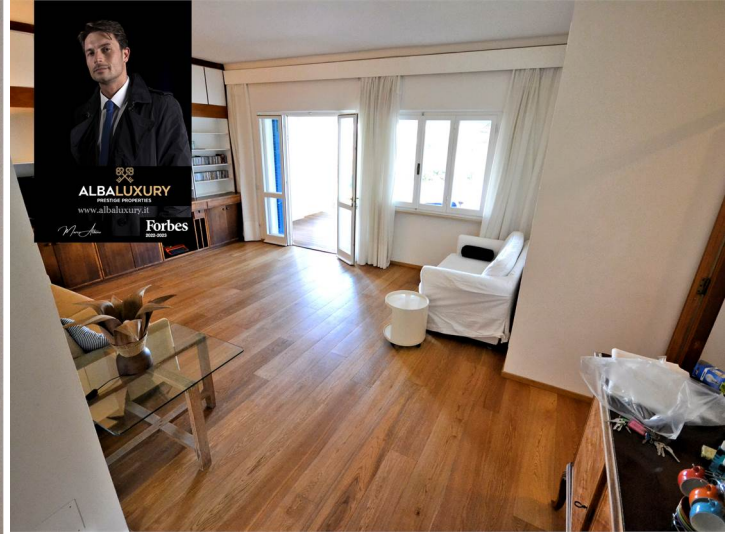


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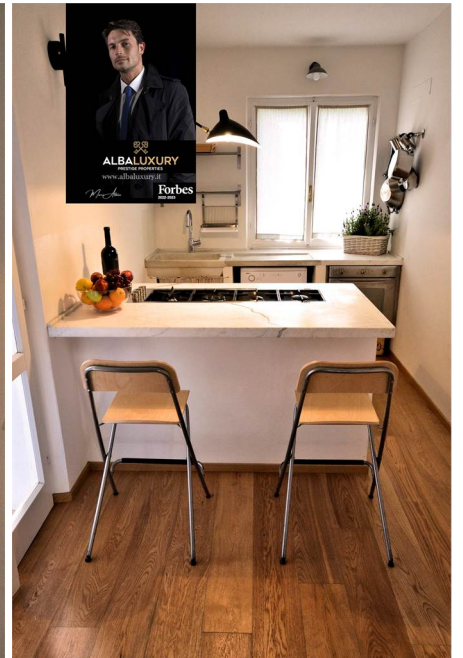


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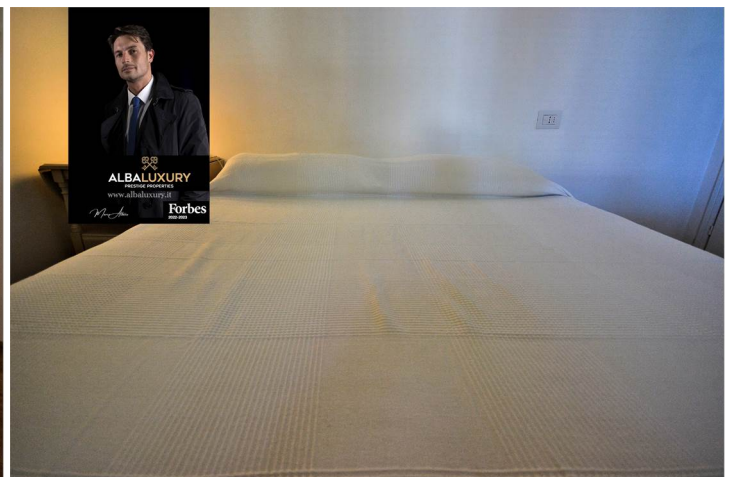
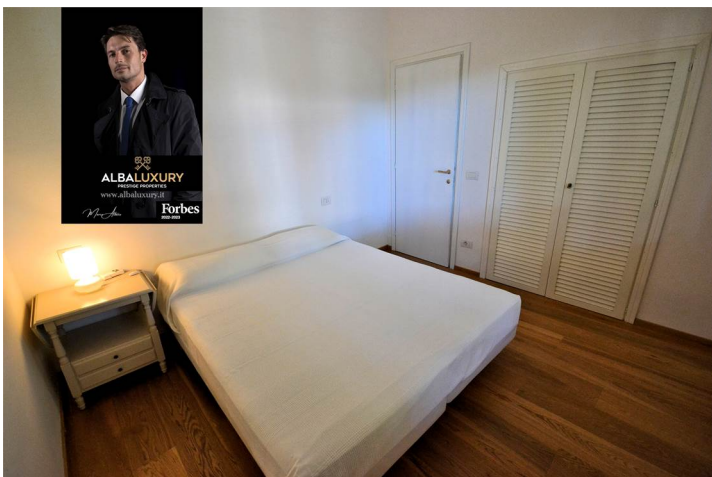
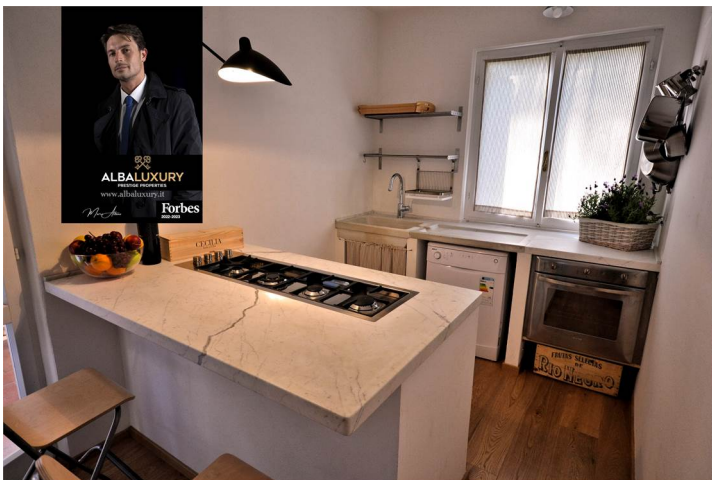


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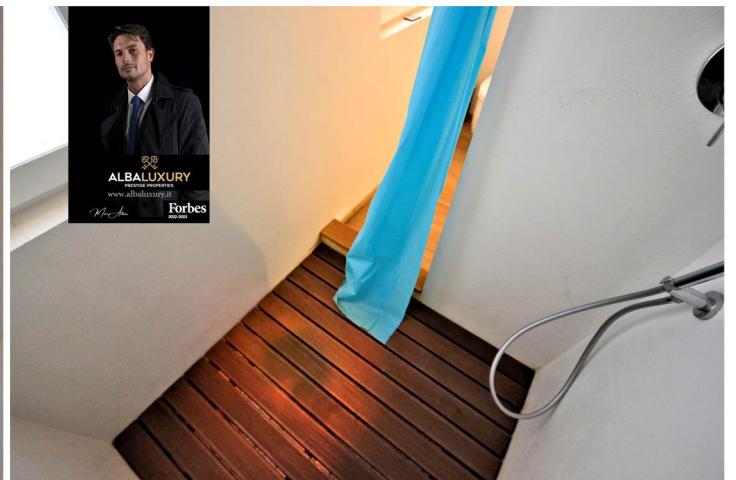
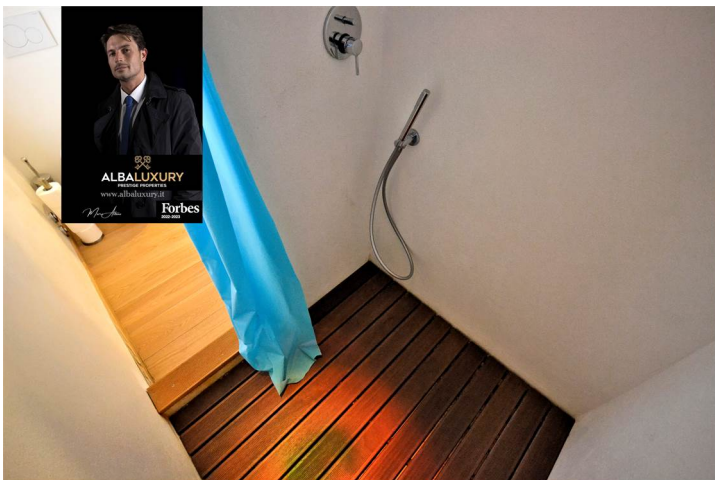
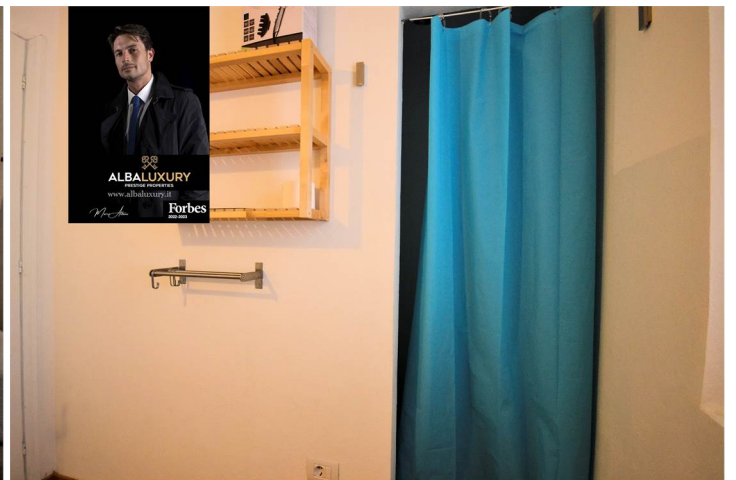
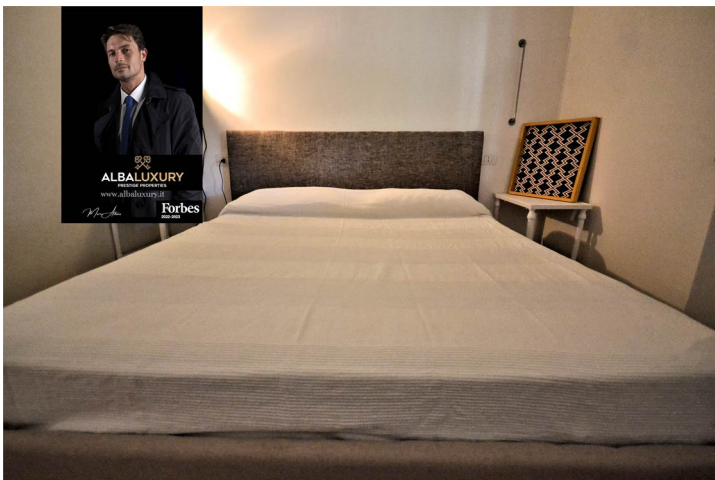


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