

Villa a Marsala

€ 350.000

Ref. ITMZVD0331



260 sq.m | Bathrooms: 2 | Bedrooms: 4 | Rooms: 9

"Villa Universo" is located in a very quiet residential area of Marsala and not far from the center.

The perfect Villa for those looking for a property on one level with a lot of outdoor space where children can play and spend authentic moments of relaxation in the greenery of the house.

The villa is surrounded by greenery outside can be accessed directly by car in a large closed garage or from the main gate that leads directly inside.

The main body is divided into a living area and a sleeping area. In the living area we have a large and bright living room entrance with French windows that look directly onto the garden, it is also equipped with a wrought iron and wood mezzanine to be used as an extra space.

A built-in kitchen with access to the large covered veranda with solid wood canopy completes the living area.

In the sleeping area there is a large double bedroom, two standard bedrooms and a bathroom with shower.

Outside a very suggestive stone staircase is the independent entrance that leads to the dependance, equipped with a kitchen / living room in a single room, a very large bedroom and a bathroom, with rooms finished in every detail, an excellent solution for guests or to

put it income as a holiday home.

The villa rests on a 4000sqm plot of land surrounded by green lawns and where there is a brick BBQ area with a roof and marble top.

The villa is in excellent condition and is equipped with double bedroom fixtures, 6 kw solar thermal photovoltaic system, air conditioning system and automatic gates.

It certainly represents an excellent opportunity to find a property with a lot of outdoor space and equipped with all comforts and in excellent living conditions.

Certification

Energy Class: G

Property Informations

Address: Via Mazara, 43

Bedrooms: 4

Bathrooms: 2

Rooms: 9

State of Preservation: Excellent

Level: Ground Floor

Total Floor: 1

Heating: Heating

Garden: Private, 3.750 sq.m

Kitchen: Regular Kitchen

Box: Quadruple, 40 sq.m

Features

Tv Antenna: Autonomous

Porch: 60 □

Closet

ADSL Coverage

Air-Conditioned

Telephone System

Wiring: By Law

Predisposition for Alarm











