

Townhouse a Borgo a Mozzano Valdottavo

€ 119.000 negotiable
Ref. 2164



160 sq.m | Bathrooms: 1 | Bedrooms: 2 | Rooms: 7

CASA VESCOVATO, a habitable townhouse in the heart of the Media Valle del Serchio, in Tuscany.

My name is Casa Vescovato and I am located in Tuscany, in the municipality of Borgo a Mozzano, in the characteristic hamlet of Valdottavo, in the quiet locality of Vescovato.

They are an authentic village house, one that tells the story of true Tuscan village life, made up of narrow streets, green hills, and a pace that is still on a human scale.

Valdottavo is a vibrant and well-served town, with shops, bars, restaurants, and all the essential amenities just steps away. Life here revolves around local traditions, village festivals, and the charm of the Middle Serchio Valley, an area rich in nature, history, and culture. Just a few minutes away is Borgo a Mozzano, famous for its evocative Ponte della Maddalena, also known as the Devil's Bridge, and for popular events such as the celebrated Halloween Celebration, which attracts visitors from all over Italy every year.

From here, it's easy to reach the Garfagnana mountains, art cities like Lucca, the Versilia coast, and the Abetone ski slopes.

I am a detached terraced house free on three sides, arranged on several levels, in good condition and ready to move into.

I was renovated in the 1980s and am equipped with an independent methane gas heating system, which makes me comfortable all year round.

I welcome you with a private entrance from the stairs on the ground floor, and I also have two uncovered parking spaces in the shared courtyard, an important convenience in Tuscan villages.

On the ground floor I have two rooms used as cellars, both with independent access, perfect as utility spaces, storage, or for those who

want additional space for hobbies and storage.

The stairs lead up to the first floor, where the living area is located: here you'll find a hallway, a large living room with a wood-burning fireplace, ideal for winter evenings, a cozy dining area, and a small kitchenette.

Upstairs is the sleeping area consisting of a large double bedroom, a single bedroom, a hallway with closet, a passageway bedroom and the bathroom.

I also own a portion of a two-story shed, which houses the boiler room and other storage rooms, very useful and versatile spaces.

The house has approximately 160 sq m of usable space and 100 sq m of usable space, while the cabin has approximately 45 sq m of usable space.

It is located in the Province of Lucca, in the municipality of Borgo a Mozzano, 15 minutes from Lucca and close to all the major tourist centers of Tuscany and Versilia.

Public transport: buses in town and train station 3.5 km away.

Distances Shops and other: 150 meters - Borgo a Mozzano: 7 km - Lucca: 16 km - Pisa (airport): 35 km - Versilia (sea): 47 km - Florence: 90 km - Garfagnana: 33 km - Abetone (ski slopes): 53 km.

Energy Class G - EPgl,nren 161.29 kwh/m2 per year.

For sale. Townhouse. Borgo a Mozzano. Lucca. Tuscany.

For information, contact us at 347/3225117.

Property Informations

Zip Code: 55023

Bedrooms: 2

Bathrooms: 1

Rooms: 7

State of Preservation: Restored

Level: Multi-Storey

Total Floor: 2

Parking: Uncovered Parking

Kitchen: Kitchenette

Features

Tv Antenna: Autonomous

Closet

ADSL Coverage

Cellar: 25 m²

Fastweb Coverage

Fireplace

Telephone System

Shower

Wooden Window Frames

Nearby

Football Fields

Bike Lanes

Playgrounds

Public Transport

Kindergarten

Elementary Schools

Cafe

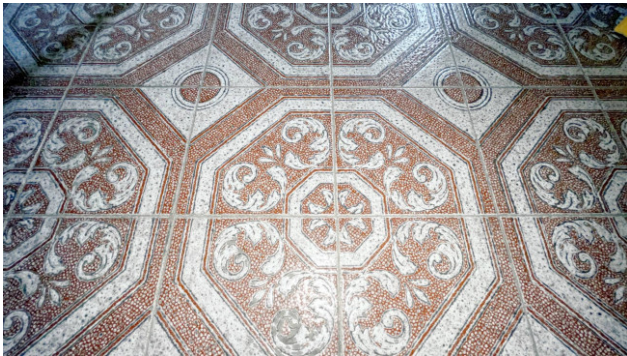
Post Offices





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Diecimo Via S. Quasimodo n. 28 - Borgo a Mozzano (LU) - Phone number 05831646868
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VAT 02253750463



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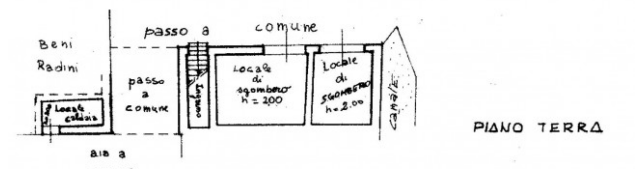
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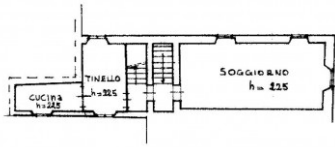
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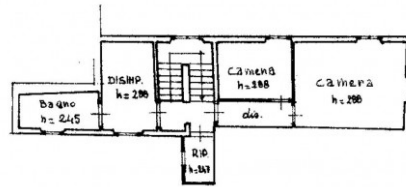


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PIANO PRIMO



PIANO SECONDO