

## Townhouse a Capannori MATRAIA

**€ 130.000 negotiable**

**Ref. 1825**



**130 sq.m | Bathrooms: 2 | Bedrooms: 2 | Rooms: 4**

"CASA ZAZZERA" - Sale of home of about 130 square meters. placed in the hills overlooking the medieval city of Lucca, in the municipality of Capannori and specifically in the village of Matraia. At about 350 meters above sea level, this property is positioned on top of a hill along with other residential buildings and dominates the village and the valley below. The house is now uninhabitable as it has been partially renovated in the classic Tuscan rural style, with terracotta mezzanines and chestnut beams and joyous. The house is accessed directly from the municipal road through a small ascent, with next to a private and terraced land of about 165 square meters. where you can park a car and on which there is an old wood-burning oven to be renovated. The layout of the house is very simple and linear, a bit like the rural houses of the past: on the ground floor we have a beautiful living kitchen, a living/lunch, a storage room/laundry and a small resede at the back, beyond the stairs to the upstairs ; on the first floor we have a disengagement, a master bedroom with en suite bathroom, another bathroom and another master bedroom. As mentioned the house is being renovated, it is currently in a rough state, the roof and floors have been finished. All the finishes such as fixtures, fixtures, floors and coatings are missing, with the possibility of customizing the property. It is suitable both as a main residence and as a holiday home. It is located in the Province of Lucca, in the municipality of Capannori, and an hour's drive from all the major tourist centers of Tuscany and Versilia. Shops and more: 6 km - Lucca: 13 km - Pisa (airport): 35 km - Versilia (sea): 40 km - Florence: 85 km - Garfagnana: 45 km - Abetone (ski): 65 km. Energy class exempt. Sale. Terrace. Capannori. Matraia. Lucca. Tuscany. For information, please contact us at 347/3225117.

## Property Informations

**Zip Code:** 55012

**Bedrooms:** 2

**Bathrooms:** 2

**Rooms:** 4

**State of Preservation:** Be Restored

**Level:** Multi-Storey

**Total Floor:** 2

**Current Status:** Free to the contract

**Garden:** Private, 165 sq.m

**Kitchen:** Regular Kitchen

## Features

Closet

ADSL Coverage

Fastweb Coverage

Fireplace

## Nearby

Public Transport

Cafe





**SELECT IMMOBILIARE**

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