Sale House - Rustic REF. VC562

Monferrat Casalese

VC562 - MONFERRATO - PONZANO MONFERRATO, VIA SOTTORIPA 10

SOTTORIPA 10 - Ponzano Monferrato

In a secluded location featuring large outdoor spaces, we offer for sale a property with a unique L-shaped layout. It offers interesting potential for use thanks to the presence of two residential portions, one already renovated and one to be customized, as well as a private courtyard and a wooded area located at the end of the courtyard, which gives the property privacy and a pleasant natural setting.

The first portion, already renovated, is spread over two levels and features welcoming and well-arranged spaces. The ground floor contains the kitchen, living room, bathroom, and cellar, while the first floor comprises the sleeping area with three bedrooms, a second bathroom, and a convenient storage room. Completing this part of the property is a terrace, ideal for enjoying the outdoor spaces during the summer.

The second portion, in need of renovation, offers ample scope for customization and is suitable for a variety of living needs. The ground floor comprises an entrance hall and a storage room, as well as two bedrooms; on the first floor, a hallway leads to two more bedrooms and a bathroom.

The basement features a cellar and two storage rooms, providing additional storage space.

An attractive solution for those seeking independence, ample space, and the possibility of creating two residential units. It's ideal for two families, those looking to build a second home, or those seeking a property with significant customization potential, nestled in a quiet setting and surrounded by greenery.

Price: **€ 120.000,00**







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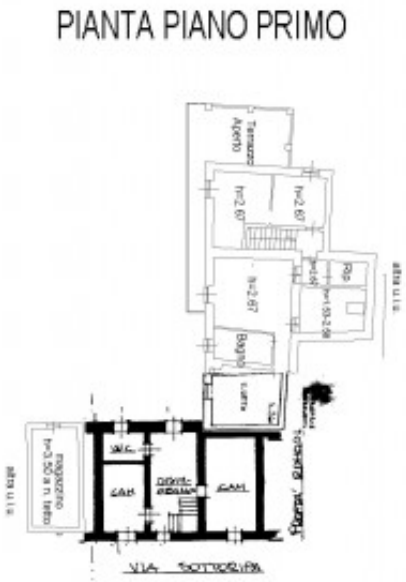
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Sqm	**350 mq**	Rooms	**10+**	Bedrooms	**6**
Living rooms	**2**	Kitchen	**2**	Bathrooms	**3**
Storage rooms	**1**	Terrace	**1**	Land	**Yes**
Cellars	**1**	Heating	**Indipendent**	Flat	**Yes**
Elevator	**No**	Energy efficiency class	**D**	Access for disabled and elder people	**No**





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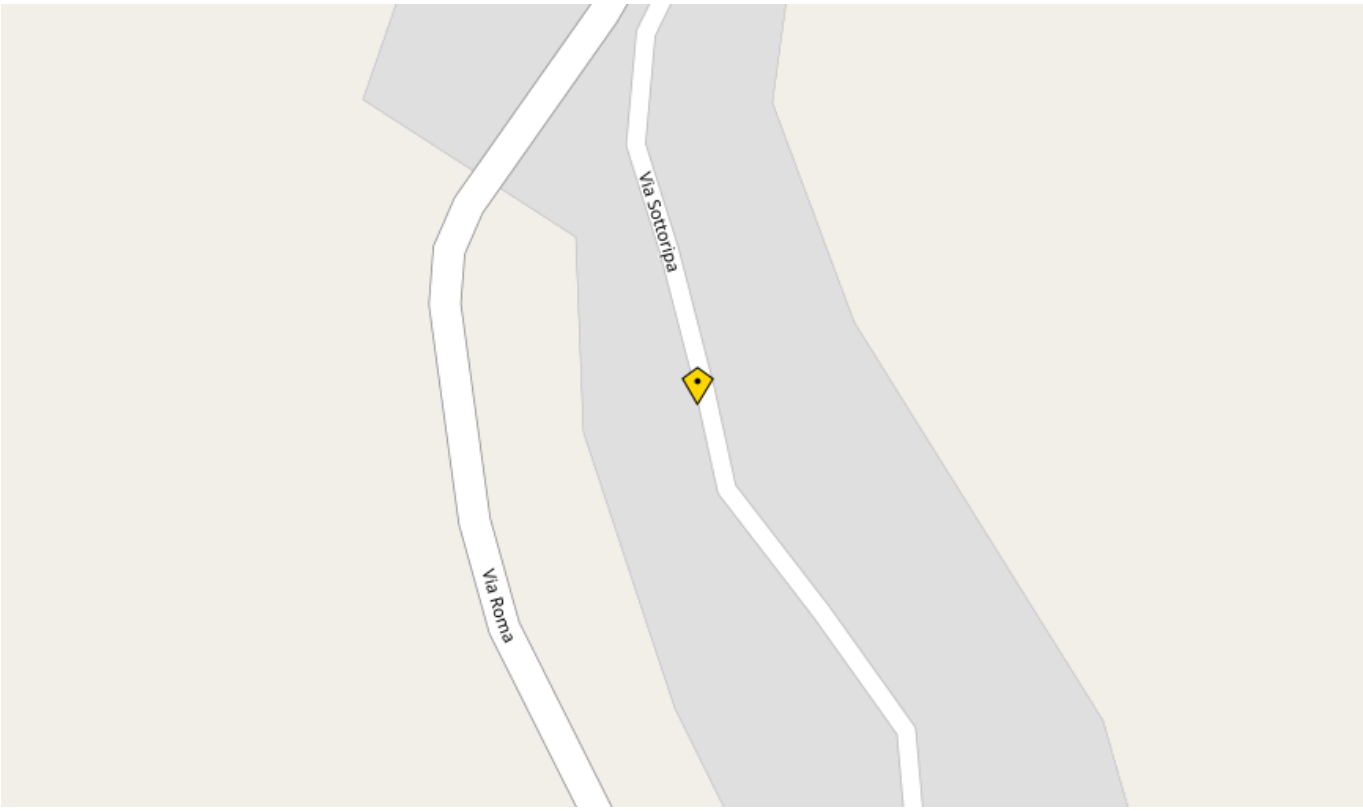
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