COLDWELL BANKER
FORTE DEI MARMI

Forte dei Marmi
Via Idone, 3 - 55042 Forte dei Marmi
Phone number (+39) 0584 1532273

Villa for Sale in Camaiore
Lido di Camaiore
€ 990.000
Ref. CBI129-1110-130558



235 sq.m | Bathrooms: 5 | Bedrooms: 4 | Rooms: 15

Detached villa with large garden just 100 meters from the sea in Lido di Camaiore
In a prime location, just 100 meters from the renowned beaches of Lido di Camaiore, stands this elegant detached villa on two levels and surrounded by a large private garden of approximately 1,000 square meters. The property comprises a large main residential unit on the first floor and a secondary unit, also for residential use, on the ground floor and characterized by low internal heights.
On the ground floor of approximately 100 square meters, there is a spacious living area overlooking a veranda, a kitchenette, two double bedrooms and a bathroom.
The first floor, approximately 135 square meters, is accessed via both an internal staircase and an external staircase with a separate entrance. It opens onto a welcoming hallway that leads to an eat-in kitchen with a balcony and an elegant living room with a large terrace, ideal for al fresco dining in the warmer months. The floor also features two double bedrooms, a walk-in closet, and two bathrooms.
In the garden there is a large appurtenant building, with various rooms used as a cellar and storage room of approximately 70m2, which offer additional functional spaces.
The large 1,000 sq m garden, which surrounds the villa on all sides, gives the property privacy, spaciousness, and value, making it perfect for those who want to live just steps from the sea without sacrificing the tranquility and independence of a detached property.
The property is accessible via a convenient driveway gate, allowing for vehicle entry, as well as a separate pedestrian entrance.
Although requiring renovation and modernization, the property stands out as a rare and valuable opportunity, ideal for creating an

exclusive residence just steps from the sea. The solid structure, combined with the unparalleled location, offers considerable potential for enhancement.
A prestigious residence to be reinterpreted, perfect both as a primary residence and as a high-profile investment in the Versilia tourism market.
Property for sale exclusively through Coldwell Banker. For privacy reasons, the address on the listing is indicative and the property is located in the immediate vicinity.

Certification

Energy Class: G

Property Informations

Address: Via Vittorio Alfieri, 11	**Zip Code**: 55041
Bedrooms: 4	**Bathrooms**: 5
Rooms: 15	**Internal condition**: Discreet
---> data_operazione <---: 0000-00-00	**---> esclusiva <---**: 1
: 0000-00-00	**Floor**: Building
Total floors: 2	**Parking space**: Uncovered
Current Status: Available after the deed of sale	**Balconies**: Present, 10 sq.m
Terrace: Present, 25 sq.m	**Garden**: Private, 1.000 sq.m
Sea distance: 100 meter	**Kitchen**: Eat-in kitchen

















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