



Villa for Sale in Forte dei Marmi

Vittoria Apuana

€ 3.300.000

Ref. CBI129-1110-130669



250 sq.m | Bathrooms: 5 | Bedrooms: 6 | Rooms: 14

Villa with annex 250 meters from the sea in Vittoria Apuana, Forte dei Marmi.

Just 250 meters from the renowned beaches of Forte dei Marmi, in the quiet and prestigious residential area of Vittoria Apuana, stands this detached villa, surrounded by a private garden and set on a plot of approximately 400 square meters, enhanced by the presence of an independent annex.

The main villa, approximately 185 m2, is spread over two levels above ground.

On the ground floor, the entrance leads into the living area, separate from the eat-in kitchen, and leads to the living areas. A practical storage room, two bedrooms, and two bathrooms complete the level, offering a functional and comfortable layout.

The first floor features a living room with direct access to the balcony, a kitchenette, a double bedroom with ensuite bathroom also with direct access to the balcony, a single bedroom, and another bathroom. This level also boasts a large, approximately 30 square meter open patio, an ideal space for outdoor dining or relaxing in the warmer months.

Completing the property is a detached, single-level guesthouse of approximately 65 square meters, offering a completely self-contained space comprising a living room with open-plan kitchen, two bedrooms, and a bathroom. This extremely versatile solution is ideal for



hosting friends and family or providing maximum independence for a second family unit.

The outdoor spaces are further enhanced by a charming canopy with an oven, perfect for creating a pleasant corner dedicated to conviviality and organizing dinners and outdoor celebrations.

The property also has dual access, both vehicular and pedestrian, which ensures convenience and functionality in using the spaces.

A residence of particular interest thanks to its privileged position just 250 metres from the sea and a few minutes from the centre of Forte dei Marmi, ideal for those who wish to experience Versilia in an exclusive location, with the convenience of easily reaching both the beaches and all the main services.

For privacy reasons, the address on the page is indicative and the property is located in the immediate vicinity

Property Informations

Address: Via Versilia, 13

Zip Code: 55042

Bedrooms: 6

Bathrooms: 5

Rooms: 14

Internal condition: Excellent

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Floor: Building

Total floors: 2

Parking space: Uncovered

Current Status: Available after the deed of sale

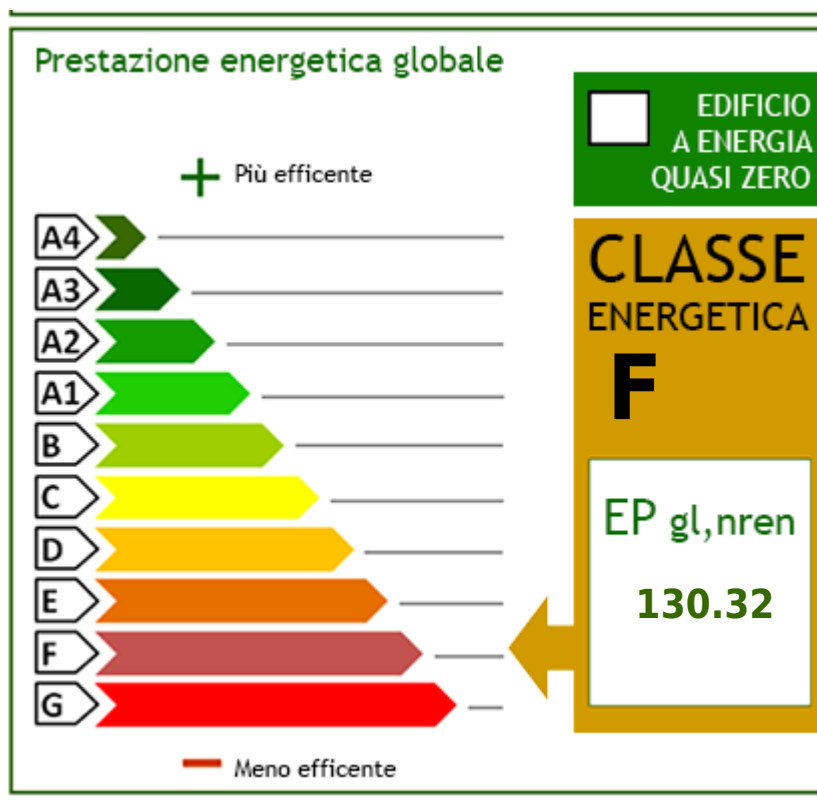
Balconies: Present

Terrace: Present, 30 sq.m

Garden: Private, 200 sq.m

Sea distance: 250 meter

Kitchen: Eat-in kitchen

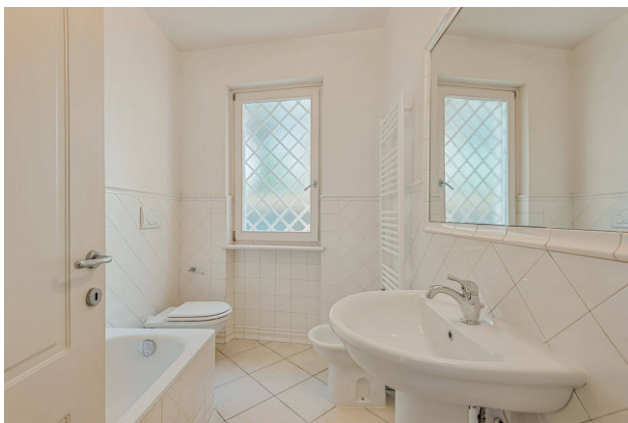




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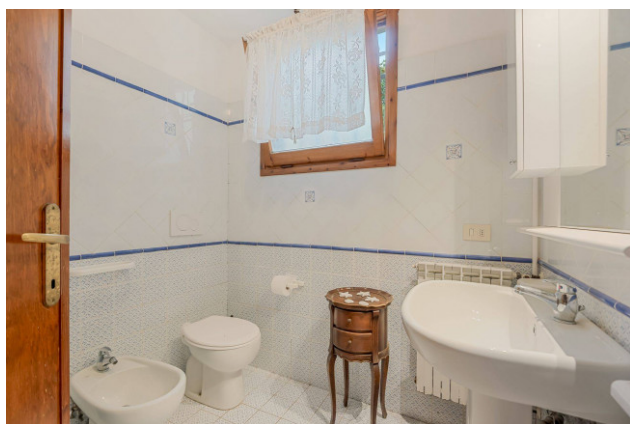
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