

# Terraced House for sale in Deruta

## € 109.000

### Ref. 82619



**160 sq.m. | Bathrooms: 2 | Bedrooms: 3 | Rooms: 5**

DERUTA. Centrally located on the main street of the historic center, we offer a spacious townhouse requiring renovation. It features typical local architectural features, such as exposed beams and an internal marble staircase. It's ideal as a primary residence or as an investment.

The house is spread over several levels:

- First floor (living area): large living room, eat-in kitchen with dining area and bathroom;
- Second floor (sleeping area): three double bedrooms and second bathroom;
- Top floor: spacious attic

On the ground floor there is a commercial space, not included in the sale but with the possibility of purchasing or renting separately.

□ Convenient and well-served location, ideal both as a primary residence and as an investment.

□ Large size - □ Historic character - □ Customizable according to your needs

Contact us for more details or to schedule your visit.

## Features

|                                |                      |
|--------------------------------|----------------------|
| Code: 82619                    | Reason: Sale         |
| Categoria: Terraced House      | Municipality: Deruta |
| Total Square Meters: 160 sq.m. | Bedrooms: 3          |
| Bathrooms: 2                   | Rooms: 5             |
| Kitchen: Regular Kitchen       |                      |





