

Townhouse for sale in Perugia

San Martino In Campo

€ 249.000
Ref. 82643



148 sq.m. | Bathrooms: 2 | Bedrooms: 3 | Rooms: 8

PERUGIA, SAN MARTINO IN CAMPO AREA.

Within an exclusive residence of just 10 villas, accessed via an electric gate and shared courtyard, we offer for sale a refined, ready-to-move-in terraced house featuring plenty of light, privacy, and outdoor spaces for year-round enjoyment. The house is spread over two levels.

On the ground floor, the entrance leads to a spacious living room featuring a splendid conservatory that, thanks to its large sliding windows, provides extraordinary natural light throughout the day. The space is enhanced by a modern ducted pellet stove that effectively heats the entire living area.

Adjacent to the living room is a spacious eat-in kitchen with a large dining area, ideal for family life and perfect for entertaining friends and family. The kitchen leads directly to a comfortable private porch, fully usable year-round thanks to removable sliding panels that transform it into a truly additional space.

Also on the ground floor are a recently renovated guest bathroom, a practical utility/laundry area, and an additional multifunctional room, ideal as a study, guest room, or hobby space.

The sleeping area, entirely finished with elegant parquet flooring and served by air conditioning, hosts a double bedroom,

two single bedrooms, a second bathroom also recently renovated and a private balcony. The property's true added value is its outdoor spaces: large, easily manageable, low-maintenance paved areas, perfect for relaxing al fresco living, hosting lunches and dinners with friends, or simply enjoying the tranquility of your own home. Opposite the porch is a lovely above-ground pool, ideal for cooling off during the summer season and making moments of relaxation even more enjoyable. The property also includes a practical removable storage structure, perfect for storing garden equipment, pool accessories, and pellets. There is also a shared well for irrigation of the outdoor areas, a covered parking space within the residence, and an additional uncovered parking space.

The recently built property is equipped with numerous comforts and quality finishes:

- volumetric and perimeter alarm system;
- condensing boiler installed in 2024;
- A++ heat pump;
- ducted pellet stove;
- aluminum shutters;
- double glazed windows;
- mosquito nets.

If you're looking for a move-in ready home where comfort, privacy, and quality spaces blend seamlessly, this elegant end-of-terrace house is a truly unique solution. DON'T MISS IT!

Features

Code: 82643	Reason: Sale
Categoria: Townhouse	Address: Via del Rastello, 6
Zip Code: 6132	Municipality: Perugia
Zona: San Martino In Campo	Total Square Meters: 148 sq.m.
Bedrooms: 3	Bathrooms: 2
Rooms: 8	State of Preservation: Restored
: 1	: 1
Heating: Heating	Parking: Carport
Age Construction: 2007	Balconies: Present
Garden: Private	Kitchen: Exposed Kitchen
Air-Conditioned	











