

## Apartment a Arzachena Zona Centro € 155.000 Ref. 1088-155



**80 sq.m | Bathrooms: 1 | Bedrooms: 2 | Rooms: 3**

Elegant Panoramic Three-Room Apartment in the Heart of Arzachena

Just 15 minutes from Olbia, in the highest and most picturesque part of Arzachena, we offer for sale a one-of-a-kind three-bedroom apartment. Located just steps from the famous natural monument of Roccia del Fungo, the property enjoys a commanding position and enviable panoramic views.

The Property's Strengths:

**Maximum Independence:** The apartment is located on the first and last floor of a small complex of only three units, with a completely independent entrance and no one on the upper floor.

**Complete Renovation:** The property has undergone a meticulous, complete restoration; it is ready for occupancy without the need for any improvements.

**High-Quality Finishes:** The bathroom with window and shower is embellished with the famous "Ceramiche Cerasarda" tiles, a symbol of Gallura craftsmanship.

Climate Comfort: Perfect liveability in every season thanks to heat pumps in every room and a pellet stove from a leading brand in the sector.

Distribution of Spaces:

Living Area: Bright living/dining room with refined handcrafted kitchen included.

Sleeping Area: A spacious double bedroom and an equally large second bedroom, ideal for guests or family.

Exterior: The property includes a private courtyard, which can be converted into a convenient parking space.

Why choose it?

This is the ideal solution for those looking for a move-in ready residence, without heavy condominium fees and located in a strategic position to enjoy Gallura and the nearby Costa Smeralda.

Don't miss the chance to experience the magic of Arzachena from a privileged location.

Contact us today to arrange a viewing or for more information!

## Certification

**Energy Class:** G

## Property Informations

**Address:** Via L. da Vinci, 3

**Bedrooms:** 2

**Bathrooms:** 1

**Rooms:** 3

**State of Preservation:** Excellent

**Level:** 1

**Age Construction:** 2010

**Current Status:** free at the notary

**Balconies:** Present, 75 sq.m

**Garden:** Private, 25 sq.m

**Kitchen:** Exposed Kitchen



