

Rosignano Marittimo – Toscana

Luxury Villa For Sale Facing the Sea in Castiglioncello, Tuscany

Property ID: IT254151927



www.von-poll.it

LIVING SPACE: ca. 210 m² • ROOMS: 8 • LAND AREA: 210 m²

Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

- At a glance
- The property
- Energy Data
- Floor plans
- A first impression
- All about the location
- Contact partner

Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

At a glance

Property ID	IT254151927
Living Space	ca. 210 m²
Rooms	8
Bedrooms	6
Bathrooms	4
Type of parking	2 x Outdoor parking space

Purchase Price	On request
Commission	Subject to commission
Total Space	ca. 210 m²
Equipment	Terrace, Swimming pool

Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

Energy Data

Energy Source	Gas
Energy certificate valid until	27.07.2033

Energy Certificate	Energy demand certificate
Final Energy Demand	160.00 kWh/m²a
Energy efficiency class	G

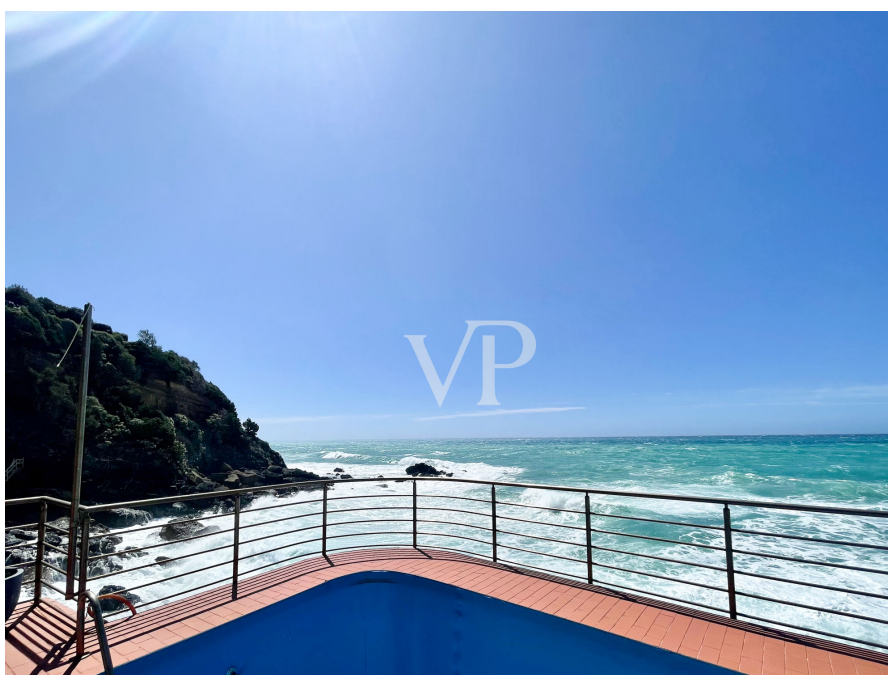
Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

The property



Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

Floor plans



PIANTA PIANO SEMINTERRATO



PIANTA PIANO TERRA





PIANTA PIANO PRIMO

This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

A first impression

Charming villa built on the rocks just a stone's throw from Castiglioncello, the famous seaside resort. The property is currently divided into two apartments totaling 210 square meters. There are six bedrooms, 4 bathrooms, living areas and two parking spaces. Completing the property is a swimming pool in front of the sea built into the rock and outdoor spaces of 2 hectares with garden and panoramic terraces. Castiglioncello 1 km, Livorno 23 km, Pisa 46 km.

Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

All about the location

Rosignano Marittimo is a town in the province of Livorno, whose historic center is located on a hill, about 6 kilometers from the sea. But the town is nonetheless a popular seaside destination, especially among Tuscans, since it includes the hamlets of Chioma, Castiglioncello, Rosignano Solvay, Vada and Mazzanta, all 5 of which face the sea and have a certain appeal. Of these, Chioma is the most northerly and in some ways the wildest, Castiglioncello and Vada are undoubtedly the two most famous and touristy resorts, although Rosignano Solvay has on its side the very special White Beaches, a Caribbean beach because of the colors of the sand and water.

Property ID: IT254151927 - 57016 Rosignano Marittimo – Toscana

Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

Corso Italia 1 Milan

E-Mail: milano@von-poll.com

To Disclaimer of von Poll Immobilien GmbH

www.von-poll.com