

## Apartment for Sale to Viareggio Area: Campo d'aviazione



**51 square meters | Bathrooms: 1 | Bedrooms: 1 | Rooms: 2**

MEZZANINE 50 METERS FROM THE PINE FOREST □ VIAREGGIO, FORMER AIRFIELD

If you are looking for an interesting investment or a comfortable base near the sea, this lovely mezzanine is the ideal solution!

Located in the Ex Campo d'Aviazione district, a few steps from the charming pine forest of Viareggio, the property is on the ground floor of a small building of only two floors, surrounded by a well-kept communal garden.

The interior is composed of:

- Entrance and corridor
- Closet
- Large double bedroom
- Living area with open kitchen
- Renovated modern bathroom with shower

The apartment is equipped with air conditioning and does not have condominium fees.

Technical details:

- ☐ Cadastral category C/1 (use other than residential)
- ☐ Ceilings 2.10 m high

Thanks to its strategic position, close to the pine forest and all services, this property represents an excellent opportunity for those looking for an investment or a practical seaside retreat.

☐ The area ☐ Ex Airfield, Viareggio

A quiet and well-served neighborhood, just a few minutes from the center and the beaches. The proximity to the pine forest makes this area perfect for those who love greenery, sports and outdoor walks. Here you will find schools, supermarkets, shops and excellent connections to the rest of the city.

☐ For information and visits, contact Immobiliare Leonardo ☐ Viareggio  
We are at your disposal to find the right solution for you!

Ref. CA414

[www.immobiliare-leonardo.it](http://www.immobiliare-leonardo.it)

Do you want more information?

Do you want to evaluate other real estate offers?

Do you need to sell your property?

Contact us at 0584961129 / +393756339708

Or come and visit us at our Viareggio office in Corso Garibaldi, 170.

The proposed address may be nearby for privacy reasons

## Property details

<b>Code:</b> CA414	<b>Reason:</b> Sale
<b>Type:</b> Apartment	<b>Region:</b> Toscana
<b>Province:</b> Lucca	<b>Municipality:</b> Viareggio
<b>Area:</b> Campo d'aviazione	<b>Price:</b> € 109.000
<b>Total Square Meters:</b> 51 square meters	<b>Bedrooms:</b> 1
<b>Bathrooms:</b> 1	<b>Rooms:</b> 2
: 28	: Yes
: Yes	: 1.200 meters

## Features

Tv Antenna: Autonomous

Wiring: By Law

Shower

## Nearby

Gyms

Spa

Football Fields

Fitness Centers

Tennis Courts

Bike Lanes

Playgrounds

Railway Station

Public Transport

Kindergarten

Elementary Schools

Schools

High Schools

Cafe

Post Offices

Shopping Centers

Municipal Offices







