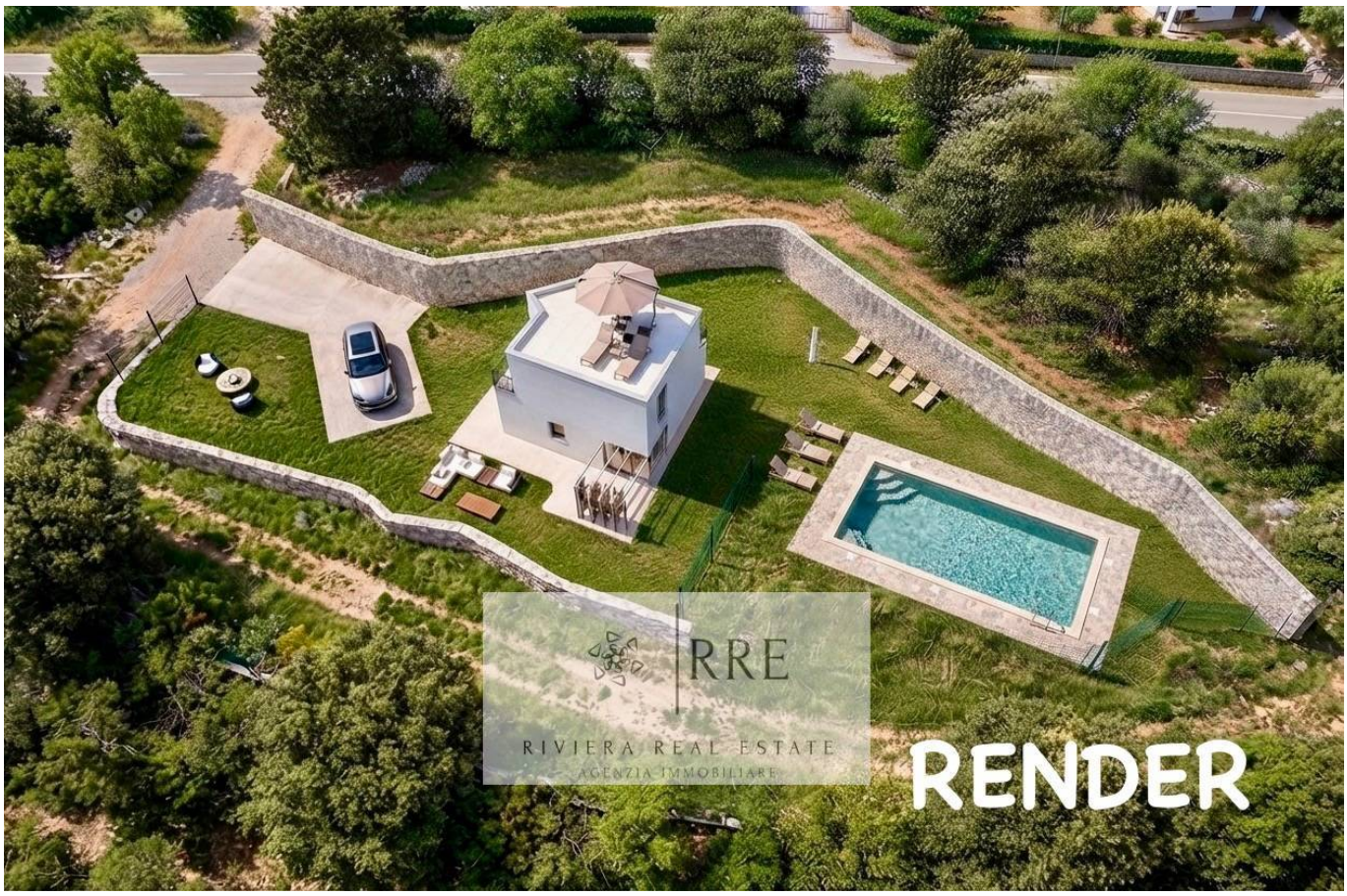
Riviera Real Estate
c.so Dante Alighieri, 247 - 17021 Alassio (SV)
+39 0182 470639

Land for sale in Giustenice
€ 135.000
Ref. 38601013-300



95 sq.m.

Detached Sea View Villa in Giustenice: Approved Project or Turnkey Solution

Nestled in the quiet, panoramic setting of Giustenice, just 3 km from the sea at Pietra Ligure, this new construction represents the perfect blend of natural tranquility and proximity to the coast.

We offer for sale an exclusive detached villa, designed for those seeking a modern, eco-sustainable home that can adapt to their needs.

Your freedom of choice:

The property is available with two purchase options:
Customizable Project: Purchase the approved project and create the home of your dreams, choosing materials and interior finishes based on your personal taste.

Turnkey Solution: Trust us for a complete solution, where you only have to think about furnishing your spaces.

The spaces:

The villa is spread over two levels (90 m2 of living space, 72 m2 of floor space) designed to maximise comfort and brightness:
Ground Floor: Welcoming living area comprising a living room with kitchenette and sitting area, a guest bathroom, and direct access to the stunning private garden, ideal for al fresco dining and relaxing in complete privacy. First Floor: Private sleeping area with two double bedrooms overlooking a splendid panoramic terrace and a second bathroom with window. Solarium Floor: Fantastic 42 sq m sea view terrace.

Technology and Sustainability:

By choosing the "turnkey" solution, the villa will be built according to modern green building criteria in Energy Class A, a safe investment for the future, equipped with:
Underfloor heating and air conditioning with heat pump (cold/hot). Photovoltaic system and solar panels for domestic hot water production. Accessible and barrier-free structure, suitable for people with reduced mobility. Possibility of building a swimming pool. The property also includes an outdoor space between the garden and the olive grove and a private uncovered parking space.
The orientation (South, West) guarantees excellent natural light throughout the day.

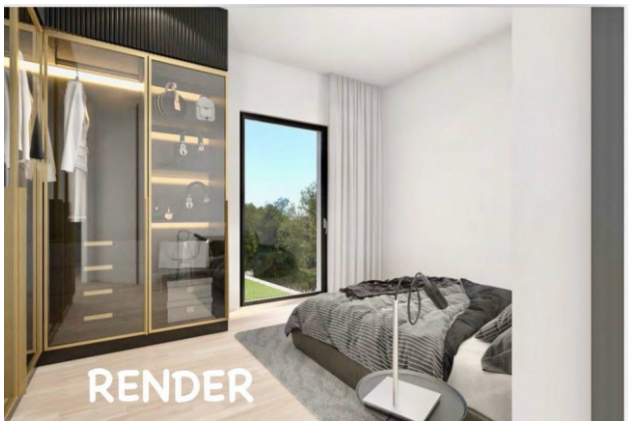
For more information, specifications, or to schedule a land inspection, please contact us. VAT is applicable.

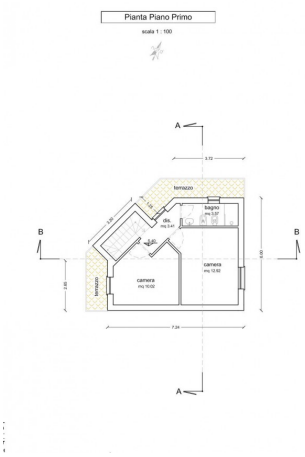
Features

Code: 38601013-300	Listing type: Sale
Categoria: Land	Address: Serrati di Sopra
Zip Code: 17020	Municipality: Giustenice
Total Square Meters: 95 sq.m.	Buildable sq.m.: 72 sq.m.
Farming sq.m.: 850 sq.m.	Street Frontage

Nearby

Public Transport	Kindergarten
Elementary Schools	Cafe
Post Offices	Municipal Offices
Equestrian club	Surf area
Bus stop	public parking
Supermarket	Outdoor
Park	Pine grove
Wood	B&B
medical practice	





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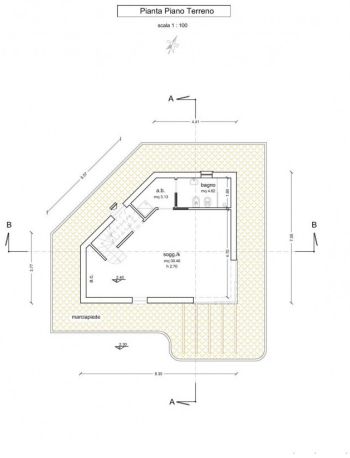

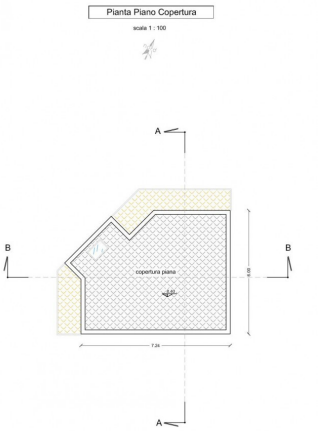

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