

## Terraced house for Sale to Trivento



**112 square meters | Bathrooms: 2 | Rooms: 2 | Locals: 7**

This spacious townhouse for sale in Trivento offers a perfect combination of comfort and functionality, close to all the main services. Located in a quiet and residential area, the property is currently presented in a free state at the deed. The building is arranged on three floors and boasts a total surface area of 112 square meters, of which 107 square meters are walkable.

On the first floor there is a large living room, a fully furnished eat-in kitchen with balcony and a bathroom complete with all necessary amenities.

On the second floor there are two bright bedrooms with a balcony and a second bathroom. The property is equipped with an efficient independent heating system with radiators or radiant panels, powered by methane, to ensure maximum comfort during the colder months, furthermore, the fixtures and shutters are new and contribute to maintaining a warm and welcoming atmosphere inside the house.

On the third floor there is a habitable attic used as a warehouse and laundry room. The state of conservation is good and does not require any renovation work.

The house is fully furnished and ready to move into immediately, making it ideal for those looking for a ready-to-use solution. In addition, the property also offers some outdoor spaces, such as a balcony and a terrace, perfect for enjoying moments of relaxation in the open air.

Trivento is a small town in Molise with a population of about 4,500. The historic center, located on the top of the hill, is characterized by stone houses, divided by picturesque alleys; a stone staircase of over 200 steps, of remarkable visual effect, connects it to the new area

that continues further down, along the ridge, with more modern buildings. The territory is predominantly mountainous, although the altitudes do not exceed a thousand meters; it is lapped by the Trigno river, which divides Molise from Abruzzo, and crossed by the Rio torrent and is enriched by a lush forest. The climate is characterized by harsh winters and temperate summers. It is about 30 km from the sea and 40 km from the ski slopes of Capracotta. The international airports of Rome and Naples are about 200 km away.

## Property details

<b>Ref:</b> 230	<b>motivation (Sale/rent):</b> Sale
<b>Typology (Flat, villa, etc):</b> Terraced house	<b>Region:</b> Molise
<b>District:</b> Campobasso	<b>Municipality:</b> Trivento
<b>Price:</b> € 100.000 negotiable	<b>Total square meters:</b> 112 square meters
<b>Rooms:</b> 2	<b>Bathrooms:</b> 2
<b>Locals:</b> 7	<b>Current status:</b> Good
<b>Floor:</b> Building	<b>Total number floors:</b> 3
<b>Independent heating:</b> Independent	<b>Current status:</b> Free at the deed
<b>available:</b> Yes	<b>Balconies:</b> Current
<b>Terrace:</b> Current	<b>Kitchen:</b> habitable

## Features

Tv Antenna: Autonomous	Tv SAT: Autonomous	Fireplace
Telephone system	Electrical System: In accordance	Shower
Wood fixtures	Aluminium fixtures	Jalousies

## Nearby

Gyms	SPA	Soccer fields	Sport centers
Tennis courts	Playground	Public Transports	Asylum
Elementary schools	Middle schools	High schools	Bar
Post offices	Mall	Municipal offices	









