Immobiliare Cingolani Daniela s.n.c.
Via Santa Caterina 32 - 17019 Varazze
Phone number 0194509025

Apartment
Varazze
Confidential Negotiation
Ref. VAD364



103 sq.m | : 1 | : 2 | : 3

The exclusive and luxurious apartment for sale in Varazze that we are offering today is "Afrodite" (ref.VAD364).
In the next lines we will see in detail all the characteristics that form this divine house.

The site is strategic and full of features that make it absolutely exclusive.
We are located between Varazze and Celle Ligure, in Punta dell'Olmo, precisely and, to better understand the preciousness of this place, we must take a small step back and learn about its origins.

The project was born from the recovery of the spaces occupied by a Bergamo colony, built to host children during the summer holidays.
The complex is located in an inlet on the coast, which bends its cliff creating a private and protected area, overlooking the sea, with 70 thousand square meters of green park behind it.
A centuries-old forest whose rustling is still capable of reuniting man with the rhythm of nature.

Everything just described has been taken over, refurbished and it is here that a unique living space will arise, which cannot be found

elsewhere.
In the large spaces available here, areas dedicated to well-being and physical activity will be created, i.e. tennis courts, golf courts, fitness courses, gym, swimming pool, vegetable gardens to be cultivated independently or with assistance; spaces dedicated to family and leisure, such as play areas, BBQ areas, restaurants, billiard room.

Security and privacy come first, both due to the very nature of the site, and because access will be controlled, and because video surveillance will be present throughout the park.
The connection with the surrounding areas will be very simple and immediate, since two pedestrian and cycle tunnels will connect Varazze and Celle Ligure.

Let's now get into the heart of the property spaces.
The apartment is located on the second of four floors, with a lift.
Once we open the entrance door we savor the quality of the apartment, with its fine finishes, together with the design of the details.
The feet rest on the light wooden parquet, exploring.

The living room is widely illuminated by the sun's rays, which filter through the windows facing south, towards the sea, which seems to be under your feet, as happens on board a sailing boat.
Beyond the window, once the thermal break frame has been slid, a first terrace surrounds the house, drawing an L.
The outdoor space, overlooking the sea, has an unparalleled view.

We return to visit the two bedrooms.
The master bedroom is the large privileged one. Natural light filters in generously, thanks to the openings, consisting of a window and two French windows.
The latter lead one to the terrace we talked about just now and the other to a second terrace, towards the north-east, dedicated to relaxation and with a hydromassage.

The second bedroom is located in the center and has an exit to the external space overlooking the sea.
The bathroom has a window, with shower.

The apartment has provision for the installation of the anti-theft system and is air conditioned and with independent heat pump heating.

A large garage is included in the request, located on the ground floor.

The property is sold completely and tastefully furnished.

A place where you can silence your mind and fully enjoy everything that nature has to offer, where you can cultivate quality time with your loved ones, where you can feel free to get excited.
A place to call home.

Request appropriate to the exclusivity of the object.

For more information and to visit this apartment for sale in Varazze contact Immobiliare Cingolani Daniela (Tel. 019 4509025 - Cell. 347 0012531), we are open every day from Monday to Sunday morning (closed on Wednesday).

Property Informations

---> Indirizzo <---: Via Aurelia di Ponente	**---> CAP <---**: 17019
---> camere <---: 2	**---> bagni <---**: 1
---> Locali <---: 3	**---> stato_conservazione <---**: Restructured

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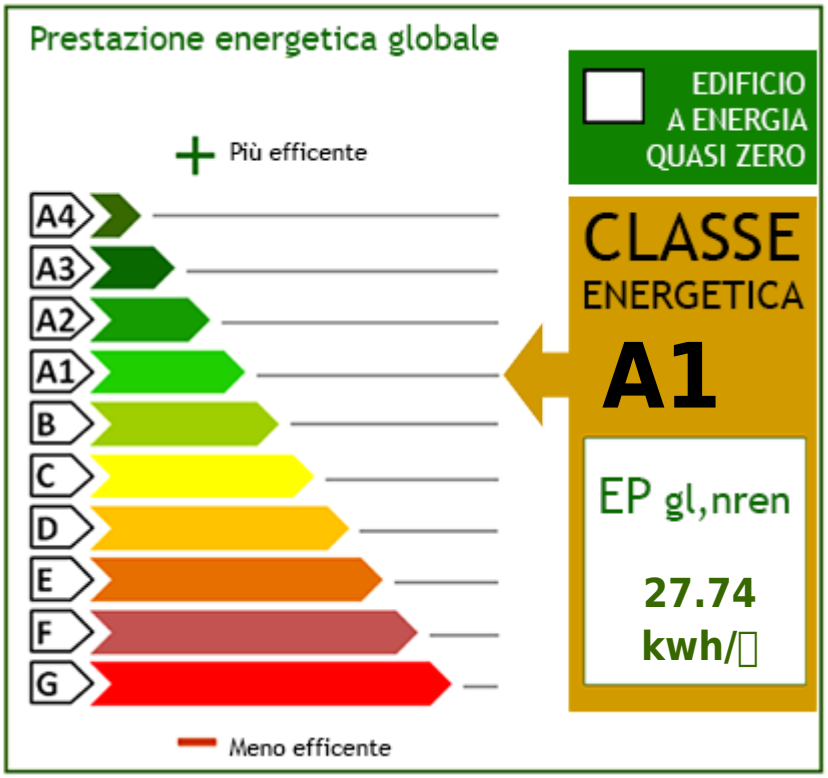

















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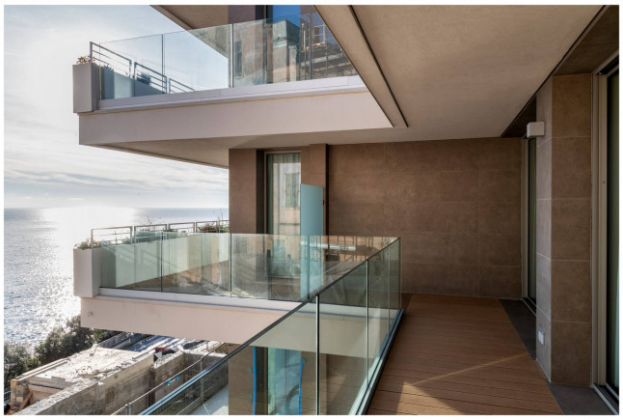

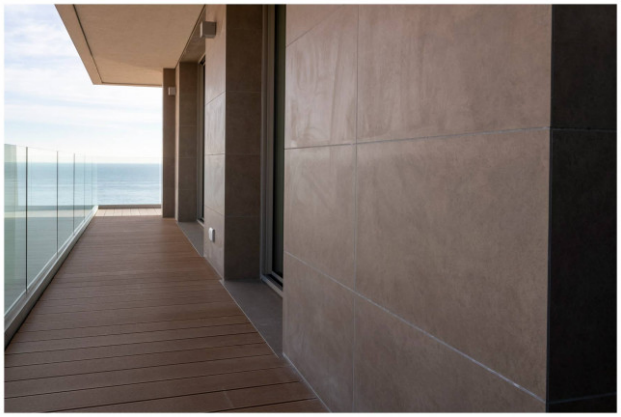





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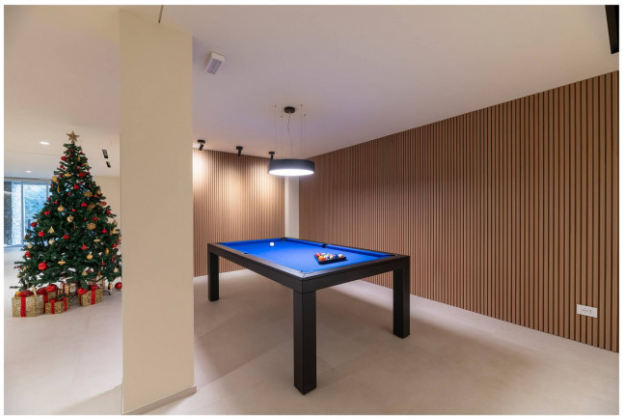







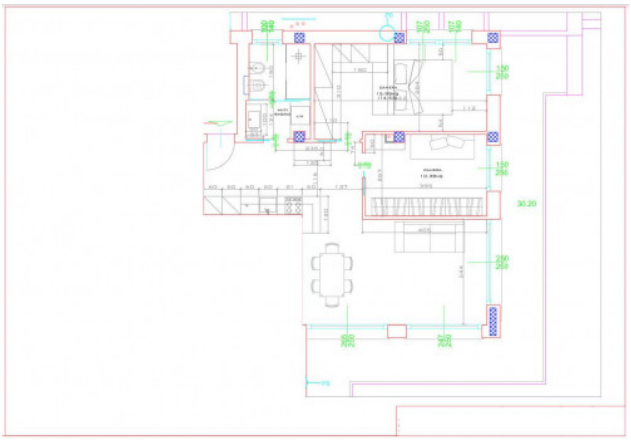

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