



DOMENIKA

L A T V I A

Law & Real estate

Продажа | Дом  
Catania ,

### Цена

2200000 €                    1100 €/m<sup>2</sup>

### Описание

Catania , Sicily - Catania :

A few kilometres from a small village, on a hilly and panoramic position, newly built Villa, surrounded by 7.5 hectares of land located at the junction of two rivers.

The position where the property is located is excellent: we are halfway between Taormina, Catania and Acireale, towns rich of historical attractions.

The property is easily accessible as it is located only 6 km from the exit of Giarre Catania-Messina, about 20 km from Catania.

This location, in the middle of trails and natural attractions of the Monte Etna, make the property appealing under the turnover point of view.

The reconstruction was carried out by maintaining the architectural value of the original building.

This result was obtained by choosing carefully the materials and restoring large parts of the façade using the original lava rock.

The modern elements blend seamlessly into the context.

The house is divided as follows:

- Ground floor (which covers 898 square meters):

- Large living room or restaurant / pizzeria room,
- Toilets (used by the restaurant)
- Large kitchen for restaurant and banquets (165 square meters)
- Kitchen storage
- Multi-purpose hall (for dance, conferences, cinema, etc.) - Large



## garage

- Bedroom with private entrance
- Keeper's Accommodation with two bedrooms, kitchen and toilet

- First floor (for a total of 476 square meters):

- Restaurant or banquet hall
- Toilets
- Three triple bedrooms with private bathroom and separate entrance
- 1 double room with private bathroom and separate entrance
- Large panoramic terrace (421 square meters)

- Second floor (for a total of 39.26 covered):

- Room with 4 beds with private bathroom and private entrance
- Panoramic terrace

The property is currently used as tourist accommodation and location for events.

Площадь:	2000 м <sup>2</sup>
Комнаты:	15
Этажей:	





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