

Apartment for sale in Amandola Campagna € 25.000 Ref. 898 - 114



127 sq.m. | Bathrooms: 1 | Bedrooms: 2 | Rooms: 4

Ground-floor apartment with private garage and shared courtyard - Amandola (FM), Marche

For sale in Amandola, in the quiet hamlet of Verri, this ground-floor apartment is structurally sound and offers scope for interior improvements. The property includes a private garage and access to a generous shared courtyard of approximately 300 sqm.

Key property features

- **Living area:** approx. 87 sqm
- **Independent ground-floor entrance** via shared hallway
- Bright kitchen with thermo-fireplace, providing efficient and natural heating
- Two double bedrooms
- Single bedroom, ideal as a study or children's room
- Windowed bathroom with good ventilation

Garage and outdoor space

The **approx. 45 sqm garage** is spacious and easily accessible, offering secure parking as well as additional storage or hobby space. The shared courtyard, well exposed and surrounded by greenery, is ideal for outdoor relaxation, children's play or leisure activities.

Location and surroundings

Verri hamlet is a quiet residential area popular with families, offering privacy and a relaxed lifestyle while remaining close to essential services. The nearby towns of Amandola and Comunanza, just a few kilometres away, provide schools, shops, supermarkets, pharmacies and healthcare facilities.

Why choose this property

This apartment is suitable both as a main residence and as a holiday home in the Marche region. Its green surroundings, practical layout and private garage make it equally appealing as an investment opportunity or a property to partially modernise and personalise.

Certification

Energy Class: G

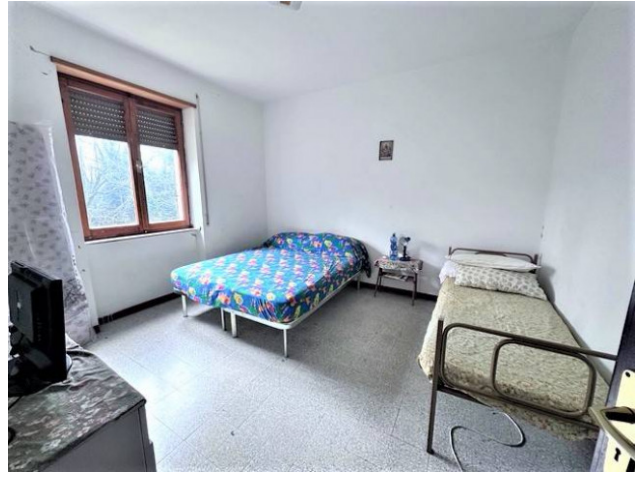
Features

Code: 898 - 114	Reason: Sale
Categoria: Apartment	Address: villa verri
Zip Code: 63857	Municipality: Amandola
Zona: Campagna	Total Square Meters: 127 sq.m.
Bedrooms: 2	Bathrooms: 1
Rooms: 4	State of Preservation: Good
gas: 2	floor: Ground Floor
Total Floors: 2	independent Heating: independent
Parking: Uncovered Parking	Age Construction: 1988
Current Status: free upon deed	Balconies: Present
Garden: Common, 340 sq.m.	Max Number of Beds: 8
Double Beds: 2	Single Beds: 1
Kitchen: Kitchenette	Box: Double, 30 sq.m.

Nearby

Gym	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Public Transport
Kindergarten	Elementary Schools
Schools	High Schools
Cafe	Post Offices





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NUOVO CATASTRO EDILIZIO URBANO

Planimetria dell'immobile sita in Comune di Amandola (FM) - P. C. 024 0252
 Foglio di Identificazione catastale n. 1/001/01/001 - Part. Catastrale n. 1/001/01/001/001

SPAZIO URBANO
 n. 1/001/01/001

SPAZIO IMMOBILIARE
 n. 1/001/01/001/001

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