Canavese Case
Via Torino 16/E - 10082 Cuorgnè (TO)
+390124666938

Half-duplex for sale in Castellamonte
San Giovanni Canavese
€ 38.000
Ref. DE_72.2

80 sq.m. | Bathrooms: 2 | Bedrooms: 2 | Rooms: 4

A welcoming home enhanced by generous, fully customizable additional spaces, a private garden to enjoy absolute freedom, and a peaceful location in the heart of the Canavese area.

Do you dream of a place where every family member can find their own space, surrounded by peace and nature? Located in the charming setting of San Giovanni Canavese, a hamlet of Castellamonte just a short walk from the historic church, this property is the ideal answer for those looking to combine a serene lifestyle with extraordinary practicality. The house, nestled within a lovely shared courtyard, is detached on two sides and spans three well-organized levels. On the ground floor, a cozy basement room (tavernetta) complete with a fireplace offers a warm and welcoming atmosphere, perfect for hosting evenings with friends; this same level also houses a practical summer kitchen and a laundry room with a bathroom. Moving up to the first floor, you will find the bright living area opening onto a balcony and a pleasant terrace, while the second floor is entirely dedicated to the sleeping area, where the bedrooms enjoy great privacy and two additional balconies.

The property, completely renovated in 1990, has been lovingly maintained over the years: in 2019, the roof underwent thorough maintenance, and functional sun awnings were installed. Furthermore, the independent natural gas heating system ensures efficient and independent utility management. But isn't it the potential of the outdoor and additional spaces that truly makes the difference?

Completing the property is a convenient garage right in front of the house, featuring an attic space above that is ideal as a storage area or a workshop for your hobbies. Just a few steps from the main house is a generous, two-story rustic building: a versatile structure that you could transform into a guest house, a professional studio, or a second living unit. Adjacent to this rustic building is a large, fenced garden of approximately 600 square meters a true oasis of peace perfect for relaxation, a vegetable patch, or letting children and pets play in total safety.

To give you a complete and detailed view of this extraordinary offer, the listing comes with an extensive photo gallery and a video showing the interior layout. Contact us today to arrange a viewing and discover for yourself the full value of this charming Canavese property.

Images and contents are for illustrative purposes only and do not constitute a contractual element.

Certification

Energy Class: UE - under evaluation

Features

Code: DE_72.2	Reason: Sale
Categoria: Half-duplex	Address: Via San Martino, 18
Zip Code: 10081	Municipality: Castellamonte
Zona: San Giovanni Canavese	Total Square Meters: 80 sq.m.
Bedrooms: 2	Bathrooms: 2
Rooms: 4	State of Preservation: Good
Level: Buildings	Total Floor: 3
Heating: Individual heating	Parking: Carport
Build date: 1970	Balconies: Present, 6 sq.m.
Garden: Private, 600 sq.m.	Garage: Single, 22 sq.m.
Fireplace : Wood stove	Private outdoor area : Garden
Sewerage	Reachable by car : Yes
Hot water supply : Methane	Cooking gas supply : Methane
Independent on sides	Renovation
Condition of the roof	Electricity : Connectable
altitude	Water : Connected

Nearby

Football Fields	Fitness Centers
Bike Lanes	Playgrounds
Public Transport	Elementary Schools
Secondary school	Cafe
Post Offices	

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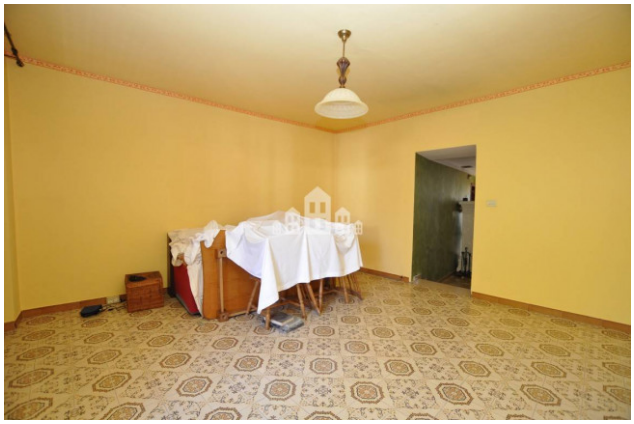

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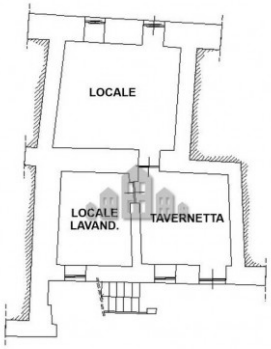
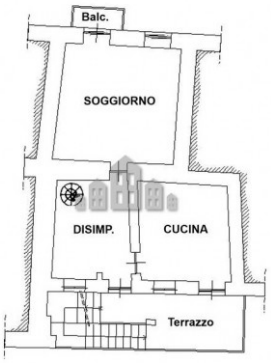


PIANO TERRENO



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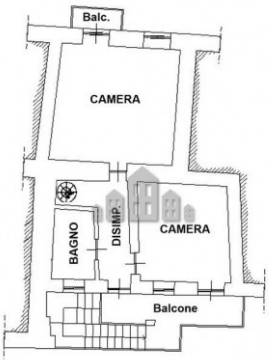
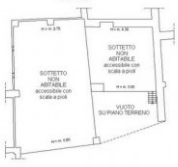


PIANO SECONDO

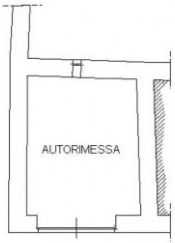
- Rustico -

PIANO TERRENO



PIANO PRIMO

- Travata -



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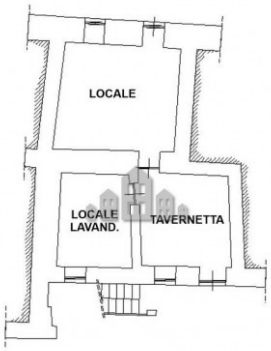

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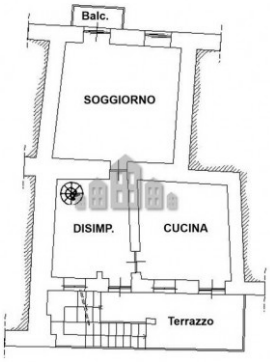

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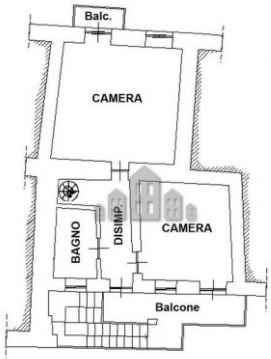

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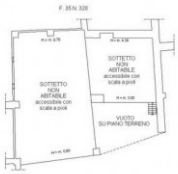

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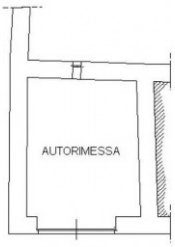

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