

REFERENCE: T152

City	Santa Giustina
Type	Villa / Casa Singola
Price	405.000,00 €

OVERVIEW

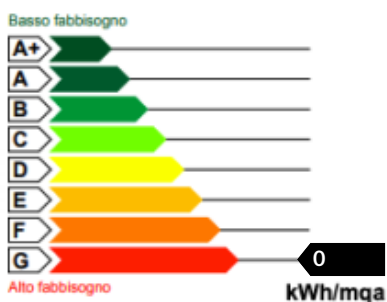
Building State	Buono
Garden	NO
Elevator	NO
Heating	Autonomo

SQ. METERS

Commercial	345
------------	-----

FEATURES

Rooms	9
Bedrooms	3
Bathrooms	1
Balconies	NO
Garage	YES
Parking Spaces	NO
Floor	T-1
Total floors	4
Year	0



Consultant
Giuliano Dal Magro

Phone: +39 0437 1836168
sedico@dolomitissime.com

DESCRIPTION

For information: +39 0437 852971 - sedico@dolomitissime.com - Ref. T152

In Santa Giustina, right in the vibrant heart of town, we offer for sale an entire building that is much more than just a property—it's a rare, tangible opportunity full of potential.

On the ground floor, there is a bar space with a large covered terrace, ideal for welcoming guests in every season, thanks to its high visibility and strategic location.

Upstairs, a bright and spacious apartment features a large living room, separate kitchen, balcony, three bedrooms, and a windowed bathroom—everything you need to live comfortably just steps from your business.

The property also includes a basement cellar, an attic, and a covered garage, making this single home a truly "complete package" for anyone dreaming of combining work and home under one roof.

The building is sold as a whole, while the commercial license and bar furnishings can be negotiated separately.

If you're looking for the perfect place to bring your life and business project to life, this is the opportunity you've been waiting for.

