Coldwell Banker Gruppo Bodini
Piazza Dante Alighieri, 43 - 73013 Galatina
Phone number (+39) 0836211782 Fax (+39) 06 99335441

Villa for Sale in Galatina
€ 230.000
Ref. CBI104-622-267



265 sq.m | Bathrooms: 3 | Bedrooms: 5 | Rooms: 8

GALATINA - SALENTO

In the heart of Galatina, in a strategic and central position between via Vallone and via Trieste, we are pleased to offer for sale this charming independent villa built in the 60s. Surrounded by a private garden that wraps around three sides of the property, this residence with a strong character stands out for its generous spaces and solid and timeless architecture, perfect for those who want to combine elegance, functionality and customization.
Once through the gate, you are welcomed by the lush greenery of the garden, a space of about 250 square meters that gives privacy and an atmosphere of tranquility. The facade, with its red brick cladding, gives the villa an elegant appearance and full of personality, in harmony with the urban context.
The interior of the villa, which is spread over two levels, offers a floor area of approximately 250 square meters, with 3.80 meter high ceilings that enhance the brightness and amplify the sense of spaciousness. On the ground floor, a large entrance leads to well-distributed spaces full of possibilities. The living room, welcoming and spacious, is the ideal place for moments of conviviality, while the study, private and quiet, represents a versatile space for work or relaxation. The kitchen, overlooking the garden, becomes the heart of the house, perfect for experiencing unique moments with family or friends.
The ground floor also includes two rooms that, depending on the needs, can be used for different purposes: additional spaces for study, relaxation areas or guest rooms, adapting with extreme flexibility to the objectives and needs of those who will live in this villa. The floor is completed by a bathroom, a laundry room, two practical storage rooms and a boiler room, as well as a 17 m2 garage directly

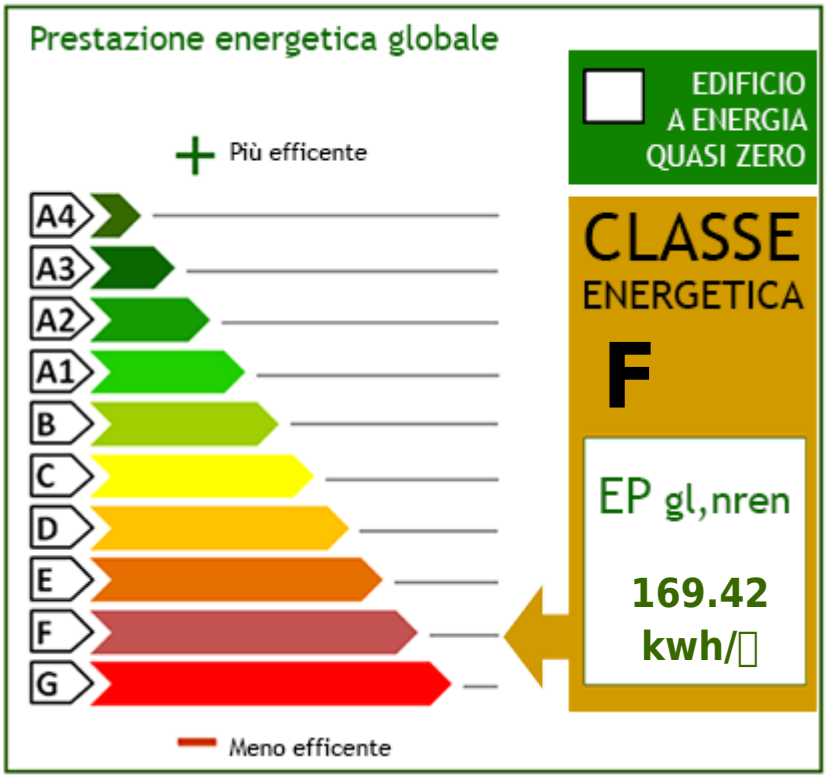
connected to the house.
Going up to the first floor, via an internal staircase, you access the upper sleeping area, consisting of three spacious bedrooms, a bathroom and a magnificent terrace of about 80 square meters. This outdoor space represents an invaluable added value, ideal for enjoying the view of the neighborhood or for creating an exclusive relaxation area, perfect for outdoor dinners or moments of quiet.
Although in need of renovation and modernization, this 1960s villa offers extraordinary potential. Each room can be redesigned to maximize its original features, creating a residence that combines history, comfort and modernity.
The central location, on the corner of two strategic streets, makes this property even more interesting. Located in the heart of Galatina, it allows you to fully experience the city with all the services, shops and conveniences at your fingertips, without giving up the privacy of an independent residence with a garden. Thanks to the presence of five bedrooms and the large internal spaces, the villa is suitable not only as an exclusive residence, but also as a hospitality structure, representing an extraordinary opportunity for those looking for a property to customize and make unique. Don't wait any longer: contact us now for more information and to discover the full potential of this exclusive property in person.

Property Informations

Address: Via Vallone, 68	**Zip code**: 73013
Bedrooms: 5	**Bathrooms**: 3
Rooms: 8	**Internal condition**: To be renovated
Floor: On two levels	**Total floors**: 2
Current condition: Available after the deed of sale	**Terrace**: Present, 75 sq.m
Garden: Private, 250 sq.m	**Kitchen**: Partly livable

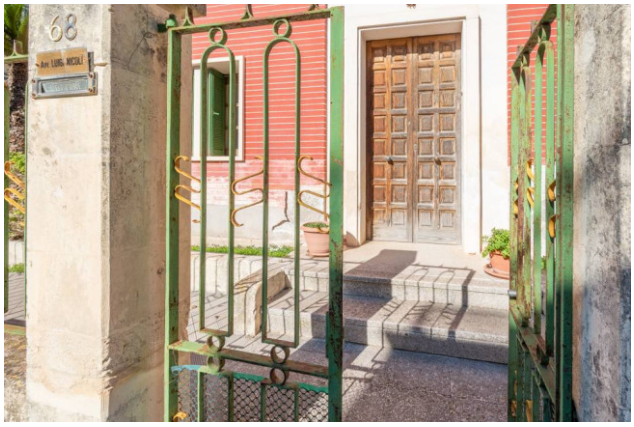
Nearby

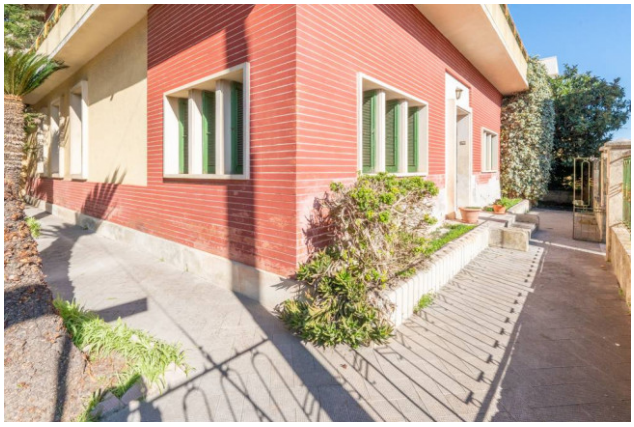
Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Railway Station
Public Transport	Kindergarten	Elementary Schools	Schools
High Schools	Cafe	Post Offices	Shopping Centers
Municipal Offices			


Prestazione energetica globale
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A4
A3
A2
A1
B
C
D
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Meno efficente

















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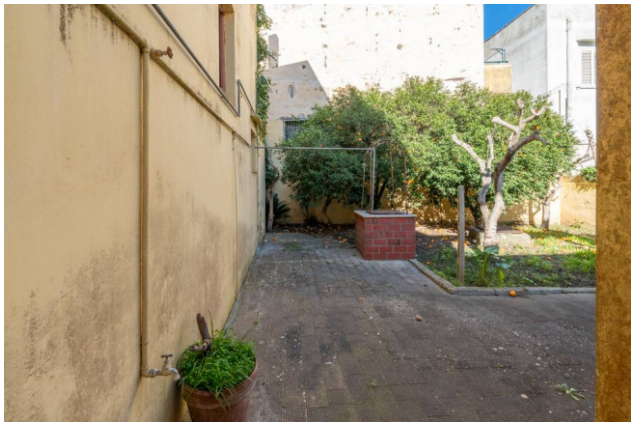




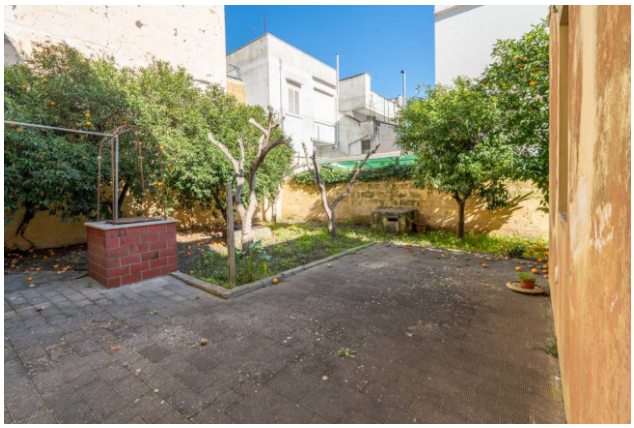








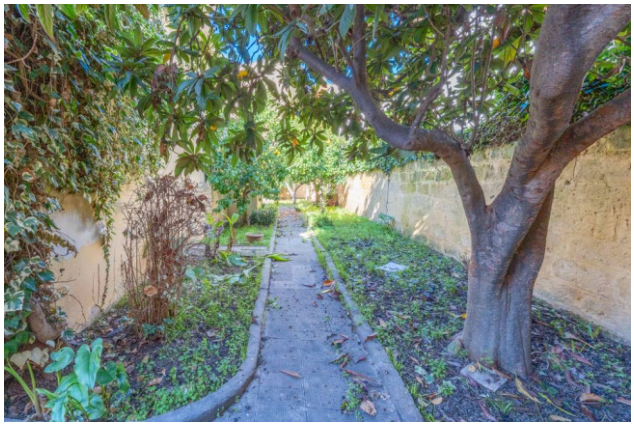
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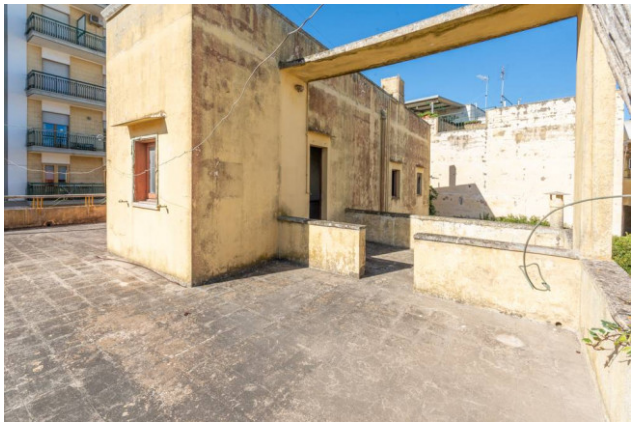
















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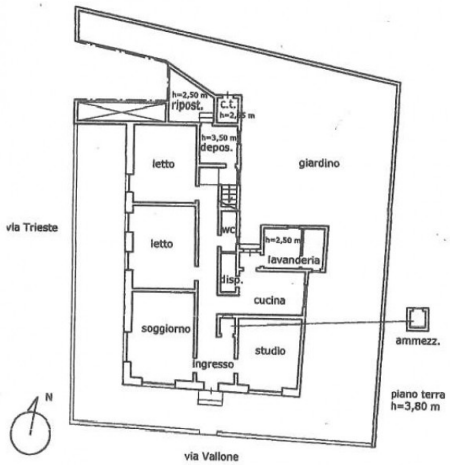




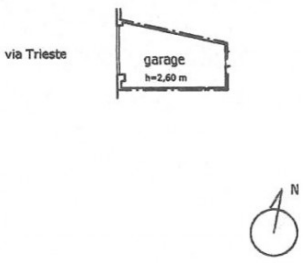












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