

**Sea view villa on the first hill**  
**Private Negotiation**  
**Code 02ve024**



**Total rooms: 4 | Rooms: 1 | Bathrooms: 2 | Surface area: 150 m<sup>2</sup>**

We are pleased to offer for sale this modern villa on the first hill of Alassio, overlooking the sea and the gulf. The single-story home features large windows that flood every room with natural light. Spread over approximately 150 square meters, it comprises a spacious living room, kitchen, two bathrooms, and a bedroom. All rooms open directly onto the garden terrace with magnificent sea views. The property has a building permit that allows for the construction of a 100 square meter upper floor, thus creating a single 250 square meter villa or two separate residential units. The property includes a convenient 40 square meter underground garage, also with a building permit, with the possibility of building a small guesthouse or studio apartment above the garage.

**Certifications**

**Energy rating** n.d. 0 Kw/m<sup>2</sup>a

---

## Property information

<b>Announcement date</b>	14/03/25	<b>Total rooms</b>	4
<b>Rooms</b>	1	<b>Bathrooms</b>	2
<b>Status</b>	n.d.	<b>Kitchen</b>	Open kitchen
<b>Storage rooms</b>	n.d.	<b>Floor number</b>	Earth
<b>Balconies</b>	n.d.	<b>Terraces</b>	1
<b>Garden</b>	Private	<b>Furnished</b>	n.d.
<b>Heating</b>	Independent heating		

## Services







