

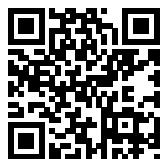
R.G.E. 102019 Enna (10.450 EUR)



Luogo

Sicilia, Regalbuto

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Piena proprietà del Terreno sito alla Contrada Acquasalita in territorio di Regalbuto, accessibile da una stradella privata con diritto di passaggio che si diparte dalla S.P. 23a, in catasto al foglio 58, particella 274, agrumeto classe U, are 23 e centiare 75, interamente ricadente in zona territoriale omogenea E-Agricola. In adiacenza alla stradella di accesso al predetto agrumeto, vi è un piccolo fabbricato insistente sulla detta particella 274 del foglio 58, composto da due vani principali comunicanti internamente fra loro, di cui il primo delle dimensioni interne di circa ml 4,00x4,00 ed il secondo di circa ml 2,70x4,00. All'interno del secondo vano è ricavato un piccolissimo W.C. delle dimensioni di ml 1,00x1,00. Il fabbricato ha una dimensione linda di circa 42 mq, risulta costruito in muratura e copertura piana e, per quanto indicato nella CTU Integrativa del 25/7/2022, a firma dell'Ing. Michele Maggio, a cui ci rimanda, sarebbe stato realizzato in epoca precedente al 1967. Il fabbricato non risulta censito in catasto. Nella parte antistante il fabbricato abusivo vi è una piccola tettoia precaria che insiste su uno spiazzo pavimentato in cls.

Per come indicato nella CTU Integrativa del 25/7/2022 (a cui ci si rimanda sul punto), al fine di procedere all'accatastamento del predetto fabbricato è stimabile un costo complessivo di euro 2.500,00. Costi da sottrarre al valore di mercato

dell'immobile e che sono stati valutati e contabilizzati nella predisposizione del prezzo base d'asta.

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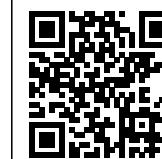
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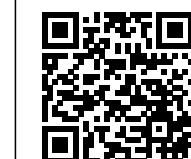
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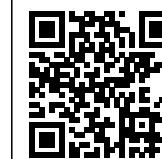
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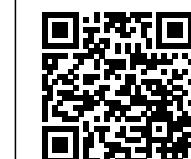
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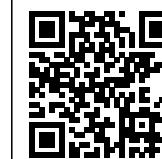
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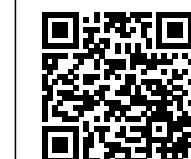
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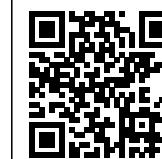
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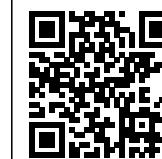
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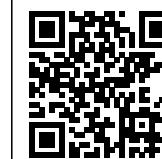
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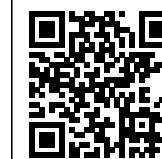
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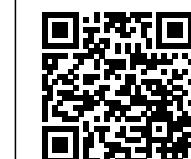
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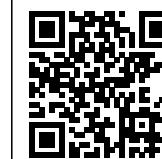
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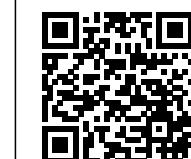
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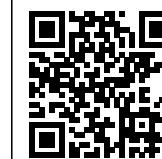
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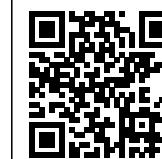
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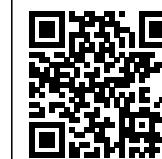
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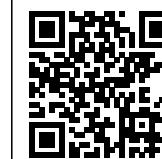
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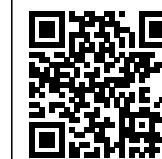
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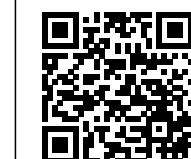
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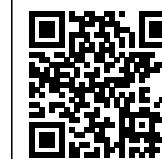
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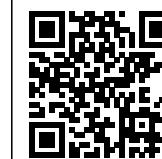
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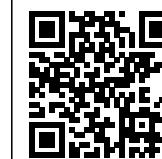
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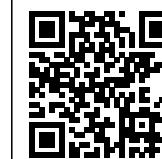
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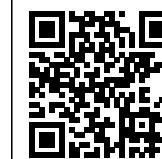
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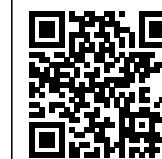
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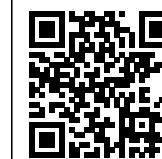
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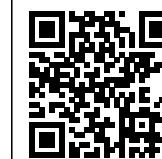
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