

# Villino in campagna contrada Ramilia, Caltanissetta (89.000 EUR)



Luogo **Sicilia, Caltanissetta**  
<https://www.annunci.it/x-396346-z>



Incastonata nella fertile vallata di contrada Ramilia, nel territorio di Caltanissetta ed in prossimità di Delia (CL), immersa nella natura in un'oasi di pace e tranquillità, vicino a numerose costruzioni circondate dal verde, la villetta è costituita da un appezzamento rettangolare di circa 3.200 metri quadri arricchita nella parte centrale da un'ampia e comoda casa (cat. A/7).

L'abitazione è disposta su tre livelli (seminterrato, piano rialzato e 1° piano) con 7,5 vani e 2 bagni per un totale di circa 140 mq, di cui un vano di circa 30 mq nel seminterrato ed un vano di circa 25 mq al 1° piano; dal balcone di quest'ultimo e tramite una scala esterna (in parte metallica ed in parte in muratura) si accede ad un ampio terrazzo panoramico.

Collegati alla casa, in corrispondenza alle due porte d'ingresso, troviamo rispettivamente un porticato di circa 10 mq ed una bellissima veranda di circa 25 mq.

Sono presenti, inoltre, tre pertinenze (cat. C/2) a pochi metri l'una dall'altra di cui due sono adibite a magazzino mentre la terza ospita una splendida cucina in muratura adiacente un ampio barbecue con forno.

Un pergolato di vite, vite americana, edera e gelsomino circonda due lati della casa offrendo ombra nei mesi estivi; il resto del terreno, di tipo sabbioso con buona struttura e fertilità agronomica, completamente recintato e con due cancelli di entrata, presenta un uliveto, fichi d'India, mandorli, agrumi, albicocchi,

fichi melograni, viti, gelsi ed altri frutti nonché diverse piante ornamentali.  
In giardino abbondano le piante serventi per rafforzare le mura presenti.

Le mura della casa sono circondate in gran parte da piante.

Coordinate GPS (dove applicabile): 37.39915133607526, 13.945693007720763

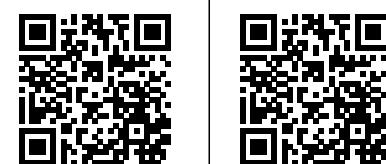
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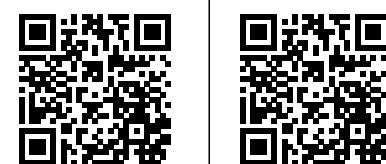
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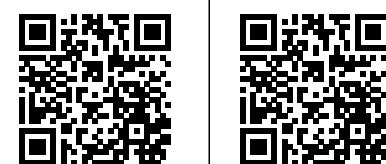
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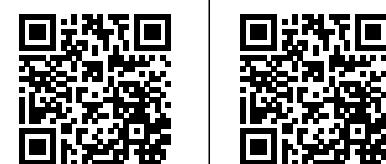
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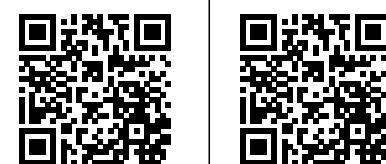
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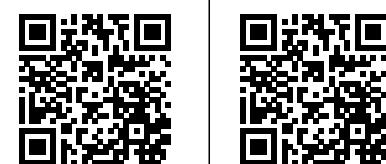
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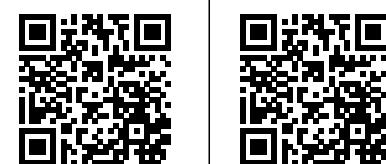
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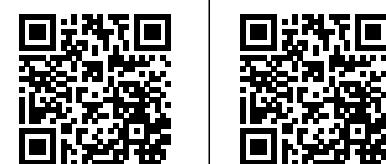
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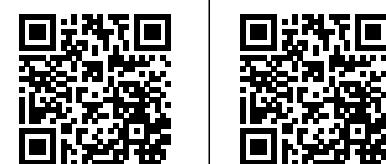
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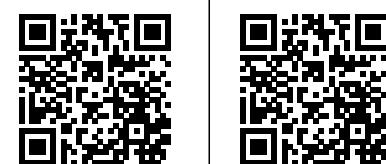
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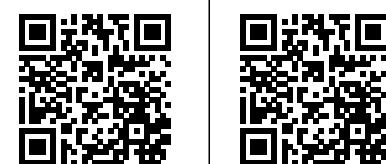
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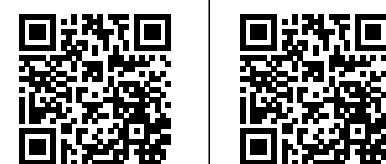
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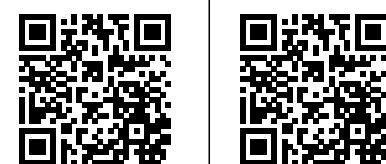
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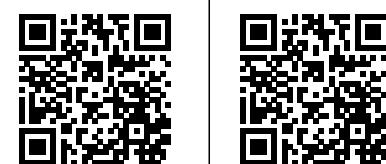
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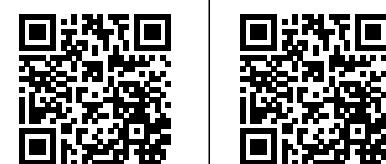
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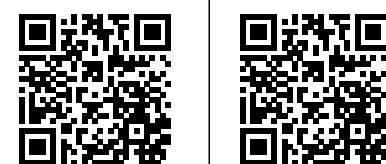
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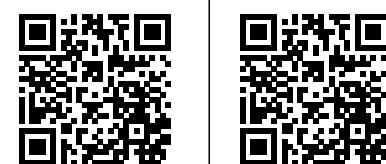
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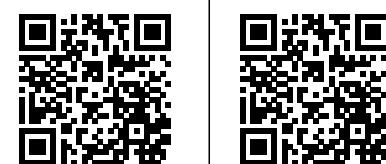
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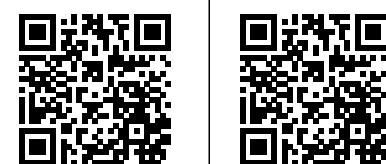
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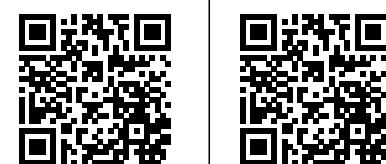
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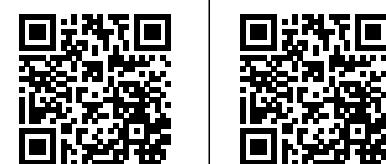
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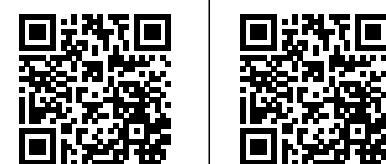
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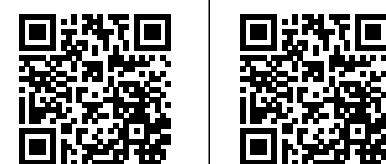
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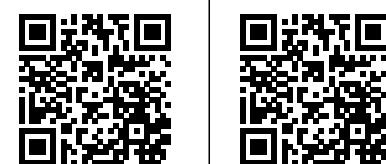
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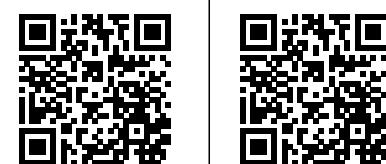
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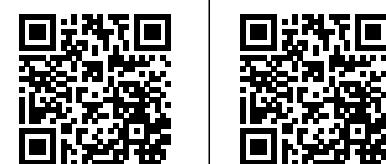
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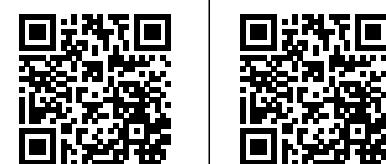
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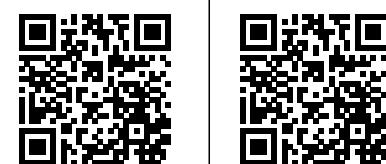
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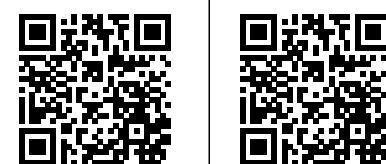
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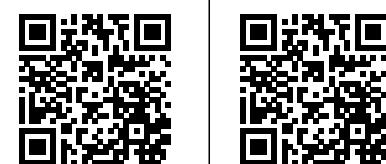
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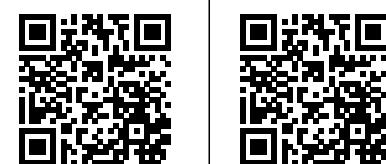
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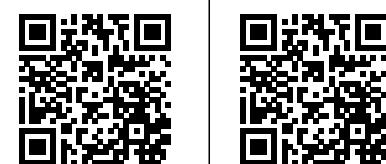
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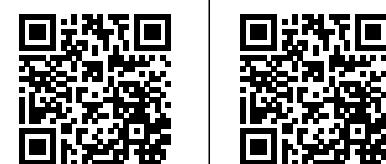
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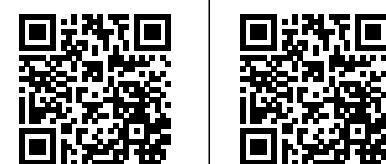
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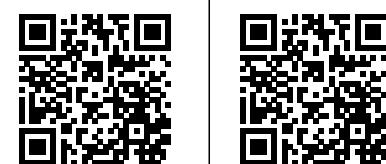
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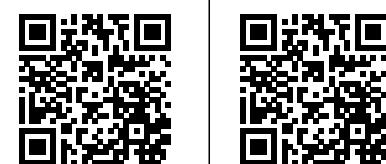
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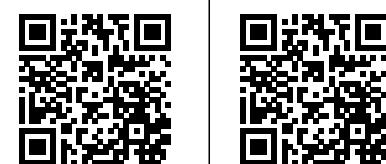
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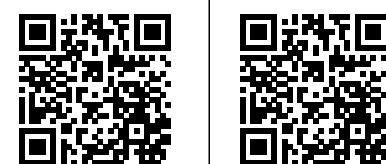
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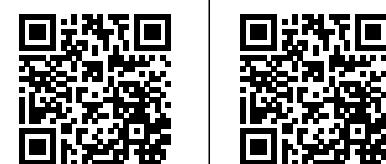
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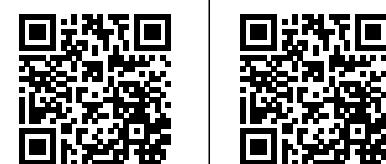
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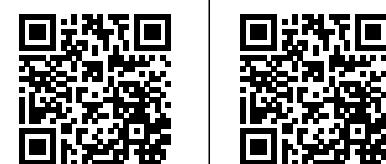
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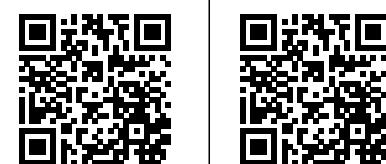
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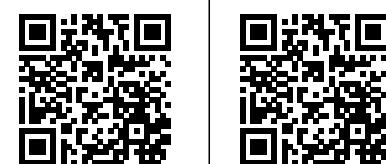
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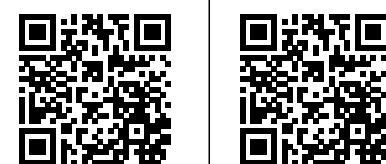
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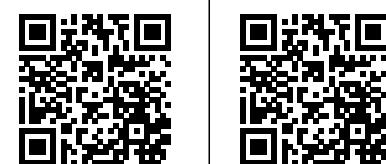
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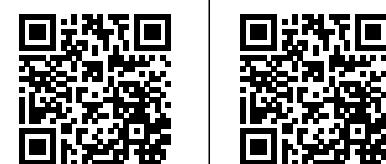
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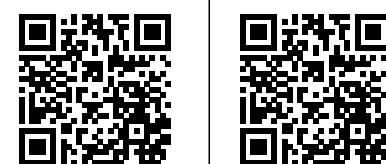
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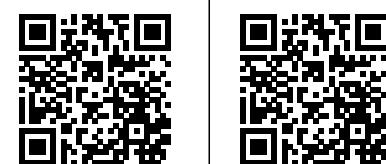
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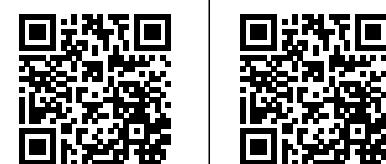
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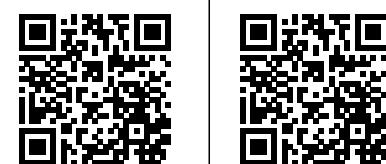
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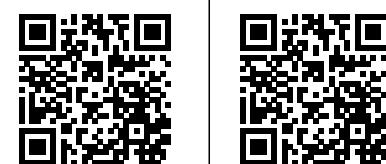
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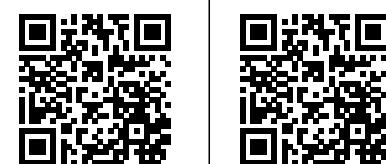
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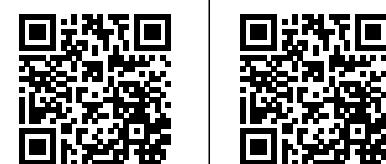
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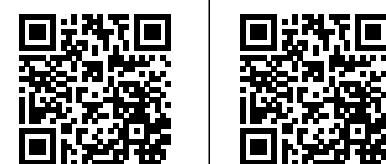
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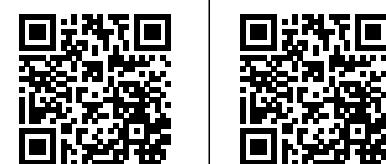
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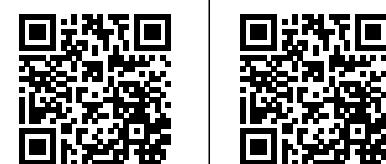
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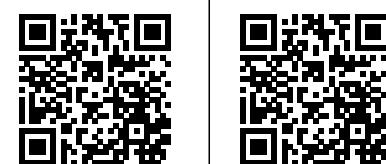
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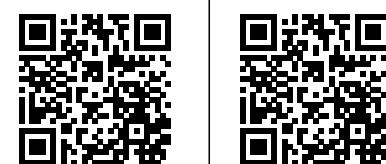
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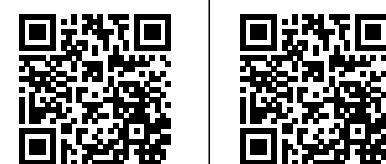
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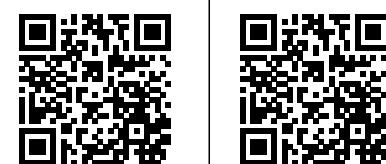
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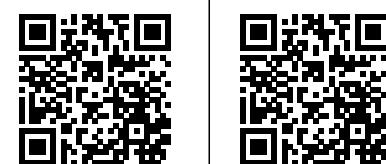
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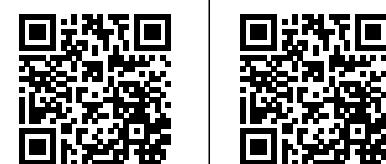
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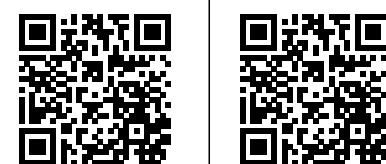
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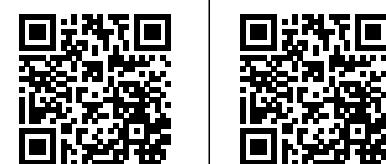
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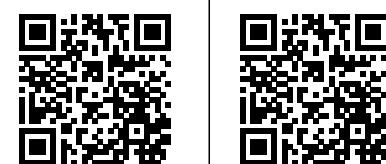
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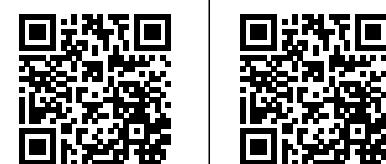
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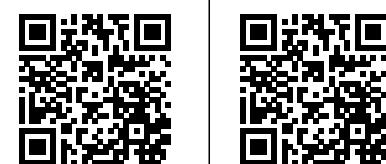
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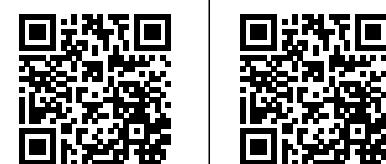
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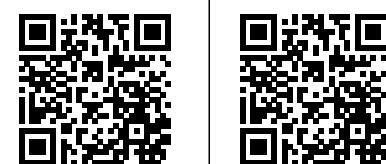
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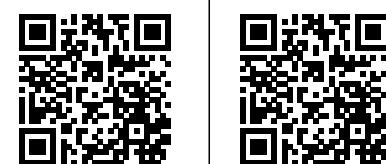
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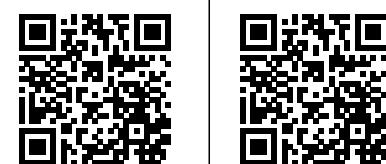
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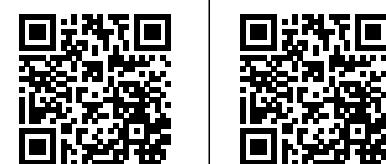
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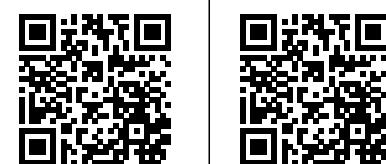
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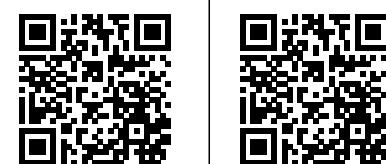
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