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Accountants Vannucci & Associates. Viale San Concordio 710, 55100 Lucca.

Tel. +39 0583 316636 - fax: +39 0583 419451

studio@vannucciassociati.it - www.vannucciassociati.it (Ref. 1103)



Accountant and Auditor Dott Paola Girolami (University of Pisa and Bristol U.K.). Via Delle Ville 354/A, Lucca. Tel +39 0583 471734, fax + 39 0583 471751 paola@studiocommercialistagirolami.it - www.studiocommercialistagirolami.it English/French/Italian.

Dental Surgeon Dr Rogier Staal, University of Amsterdam. Amsterdam Dental Studio, Via Farnesi 25a, Lucca. Tel 0583 953633. Dutch/English/French/German/ Italian. email: rogierstaal.zandvoort@gmail.com

Dental Surgeon Dr. Barbato & Dr. Cumbo. Via Fillungo 91, 55100 Lucca. Tel. 0583 492853.

Dental Surgeon and Dentist Dr. Carlo G.F. Martini. Studio Odontostomatologico Martini, Via Romana 231, 55100 Lucca. Tel 0583 467975, email: studiomartini@tin.it

Lawyer Daria Mariani (English spoken). VISA, permesso di soggiorno, rental contracts, purchasing houses, EN translation of deeds, assistance before the Notary Public. dariamariani.dm@gmail.com (Ref. 1191)

Lawyer Alberto Del Carlo. Admitted to the Italian High Courts, Piazzale Ricasoli, 241 - 55100 Lucca. Tel. 0583 494952, fax 0583 492352. avv.delcarloa@tin.it In the real estate field, Mr. Del Carlo works with surveyors (*geometri*) who speak English fluently.

Lawyer Ilaria Cipriani (Anglo/Italian). Via Nottolini 733, 55100 Lucca. Tel. 0583 1892444, fax 0583 1770173. avv.ilariacipriani@yahoo.it

Lawyer Enrico Lattanzi. Viale Giacomo Puccini n°75, Lucca. Tel. (+39) 0583 584981, fax (+39) 0583 316172, cell. (+39) 347 4479061. e.lattanzi@lattanzistudio.it, www.lawfirminitialy.com (Ref. 1204)

Translations Italian to English and English to Italian by experienced mother-tongue translators. Contact *Grapevine*. (Ref. 817)

Landscape design & Garden maintenance. Call Tommaso at cell. 349 284 5399 or email landscape.lucca@gmail.com www.luccalandscape.it (Ref. 572)

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PROPERTIES FOR SALE by owner

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LUCCA APARTMENT

San Marco area - 5 minutes from the wall (Porta S. Jacopo) on 3rd floor, consisting of 3 rooms, new kitchen, bathroom, 2 balconies, pellet stove, fully furnished, cellar/store room, garage. APE Cl. F. Price €125,000. (Ref 1216)

SOLD



Lucca Centro Storico

2 bedroom apartment in Lucca centro, 85sqm. 40 steps up the stairs, with windows onto the street below. € 185,000. (Ref. 1233)



In the heart of Lucca, 2 elegant top-floor (70 steps up) apartments originally from the 1600s with many beautiful features such as tiled (Tessieri) or terracotta floors, 4m ceilings, some frescoed ceilings, skylights exposed beams, open fireplace, windows looking over Via Fillungo & towards Torre delle Ore. The apartments have been merged into one, but they can easily be restored to their original situation, with separate entrances. Each would then have 1-2 bedrooms, bath, living & large kitchen (approx. 110sqm x 2, 220sqm total). €410,000 each, must be purchased together. Ideal for friends or family wanting 2 adjacent apartments or rental apartment. (Ref. 1184)



Near the Lucca walls

Spacious, beautiful home in Sant'Anna

12 rooms (4-6 bedrooms, 3 baths), garden & patio on 4 sides. Built in the early 1900s. € 850,000. (Ref. 1144)



Office space that can be changed into an apartment. Three rooms on the ground floor of an historic building in **Lucca Centro Storico**. €130,000. (Ref. 1241)



NEW LISTING

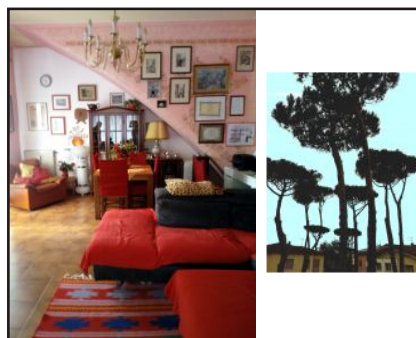
Lucca, outside Porta Elisa,

spacious first-floor apartment (120 sqm, 3 bedrooms, 2 baths) with terrace. Very convenient to the city center. €230,000. (Ref. 1242)



Between Lucca and Pisa

Enchanting **18th century villa** that sleeps 14 (8 bedrooms with A/C, 6 bathrooms). Already booked by seasonal renters for much of the summer. In its 2 hectares of beautiful gardens & forests you will find a gazebo, green-house, swimming pool, rare plants, even parrots! Conveniently located in a quiet village just a short bike ride from the sea. Buses pass the gates hourly. APE Cl. G. 3.5 million euros. (Ref. 1197)



500M FROM LIDO DI CAMAIORE BEACH

Large home (240 sqm) with garden. 4 bedrooms, 3 baths. Fully equipped kitchen. Wrap-around terrace at 1st floor. Garage. APE Cl. G. €580,000. (Ref. 1194)



Capannori, 5 km to Lucca Centro

Beautiful gated family home with 2 kitchens, 4 bathrooms, 6-7 bedrooms, 300 sqm total. In traditional Tuscan style with solar panels, wood & gas burning fireplace, A/C, veranda shading the home in summer. On a quiet country road with views in all directions. This could be the ideal home for an extended family, small farm, or hospitality project. APE Cl. D. € 390,000. (Ref. 1228)

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PROPERTIES FOR SALE by owner

For more information: editor@luccagrapevine.com



RIVERFRONT PROPERTY Ideal for fishermen & bathers, facing the Serchio River at the foot of the Brancoli hills. Early 1900s estate with traditional tile & parquet floors, fitted kitchen, marble stairs, wooden railings, etc. Can be a single home (5-6 bedrooms, 4 baths, 3 floors) or 2 apartments (total 408 sqm). The large garden with trees & olives is bounded by a mule track & old stone wall. Terrace near the kitchen, ideal for dining al fresco. The house is separated from the road by a secure gate. Parking for 4-5 cars inside the property & along the river. €370,000. (Ref. 1179)

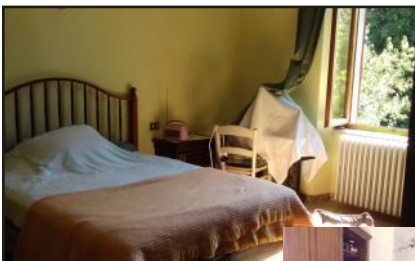


Bagni di Lucca (Fornoli)

Townhouse on 3 floors, 180sqm, 10 minutes walk from Bagni di Lucca train station, with all conveniences (post, bars, shops) close nearby. Restored & in good condition. 5 rooms, 2 baths, large kitchen. €160,000 negotiable. APEG. Tel. 333 8617962. (Ref. 1221)



Near Devil's Bridge (Borgo a Mozzano). Country estate. Large kitchen/dining room, pantry, 2 sitting rooms, fireplace, study/office, 2 bedrooms, 2 baths downstairs. 3 bedrooms, 3 baths upstairs. Large swimming pool. English garden. 1.5 hectares for strolling through meadows & forest. Wheelchair access & large parking area. Photovoltaic & solar systems. € 595,000. By owner. (Ref. 1147)



Bagni di Lucca (Fornoli)

Conveniently located near the train station, 2 bedroom ground floor apartment with large kitchen, sitting/dining room, large bathroom, cantina & utility room. 120sqm. €120,000 negotiable. APE Cl. G. (Ref. 1219)



Bagni di Lucca Villa

Spacious workshop for creative projects (former photographer's studio), with luminous indoor/outdoor spaces. Covered terrace for outdoor meals or projects. Adjacent to this a 110sqm first-floor apartment on the main street of town. Purchase one or both spaces. €330,000 total: €220,000 workshop, €110,000 apartment. (Ref. 1227)



COLOGNORA (UNESCO Village)

Beautifully restored home located in the middle of a friendly mountain village. Two bedrooms, one bathroom, large new kitchen, two living room areas, two fireplaces, and private garden. Chestnut beams and terra cotta floors. Only € 85,000. (Ref. 1232)

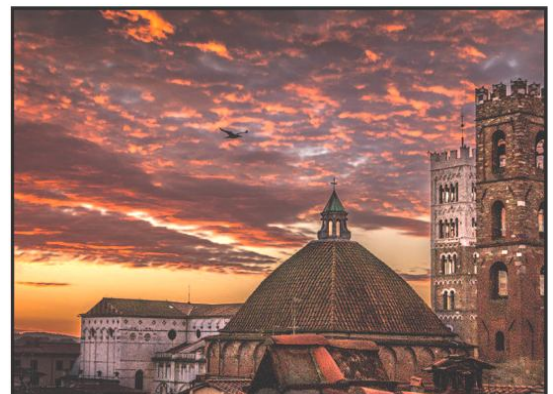
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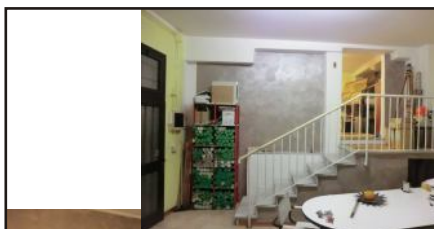


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Home for sale, in the prestigious suburb of **Arsina**. This beautiful 2 bedroom, 1 bathroom house. Recently fitted oak kitchen. Recently renovated bathroom, 4 Aircons with modems, Solar power, Tesla battery. Approximately 4000 sq meters of land. Approximately 110 olive trees. Ready to move into! Price € 355,000 euros. Shepherds hut also available for separate negotiation! +39 3662999834 michael.french61@gmail.com (Ref. 1239)



Office space that can be changed into an apartment. Three rooms on the ground floor of an historic building in **Lucca Centro Storico**. €130,000. (Ref. 1241)



San Michele di Moriano

Charming French artist's home 8 km from Lucca, in a group of houses surrounded by olive trees. Terra-cotta floors, wooden beams, luminous rooms. Main floor: 30sqm livingroom with fireplace, 15sqm mezzanine with 2 large bedrooms, large bath. 5 steps down: kitchen, dining, bedroom, bath. Garden. € 350,000. (Ref. 1238)



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SANDRO CAPPELLETTO *reciting voice*

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Sunday, **October 27**

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G. BANDINI *guitar* - **C. CHIACCHIARETTA** *bandoneon*

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Sunday, **November 17**

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Pilgrim's pumpkin ravioli



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Note: The above menu may vary.



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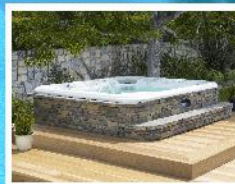
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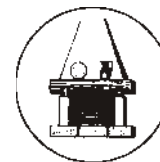
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