



Porta Venezia / Viale Piave Area



FEATURES:

Property type	Residential
Brokerage	Rent
Surface (sqm)	105
N. local	3
Bedrooms	2
Bathrooms	2
Energy rating	E
Floor	1°

DESCRIPTION:

Porta Venezia / Viale Piave Area. In the heart of the elegant Porta Venezia district, within a charming renovated "Old Milan" period building, elegant apartment with authentic character, 1st floor, 105 sqm.

The property benefits from a pleasant **dual exposure**, overlooking both the quiet and private inner courtyard and the street, ensuring **brightness** and openness throughout the spaces. The entrance leads to a welcoming living room, well proportioned and easily customizable. The kitchen, the only furnished area, is functional and well integrated into the layout.

The sleeping area consists of 2 bedrooms with **wardrobes**, complemented by 2 bathrooms, one of which has been **recently renovated**.

The apartment features **parquet flooring**, double-glazed windows, independent heating, independent hot water system, and air conditioning, ensuring comfort and high living standards.

4 + 4 lease agreement. **Annual rent € 25.000** (approx. € 2.080 per month) + **annual condominium fees € 1.960** (approx. € 160 per month), subject to adjustment. Energy class E. **Available immediately**.

The location is one of the property's main strengths. Porta Venezia is one of Milan's most charming and dynamic districts, renowned for its historic buildings, **cultural offerings**, and **vibrant urban atmosphere**. Within walking distance are the Indro Montanelli Public Gardens and Corso Buenos Aires, one of the city's main shopping streets. The area is excellently served by public transport, including the **MM1 Porta Venezia metro station** and the new **M4 Tricolore line**, which provides a fast connection between the city center and Linate Airport, as well as numerous surface transport options.



Frame the QR CODE to view the property on our website



PLANIMETRY 1:

