



Porta Venezia / Viale Piave Area



FEATURES:

Property type	Residential
Brokerage	Rent
Surface (sqm)	105
N. local	3
Bedrooms	2
Bathrooms	2
Energy rating	g
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. 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. Sleeping area consists of 2 bedrooms with wardrobes, complemented by 2 bathrooms, one of which has been recently renovated. 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 € 1.550** (approx. € 130 per month), subject to adjustment. **Contract also to company annual rent € 30.000** (monthly rent € 2.500)+ **annual condominium fees**. Energy class E. **Available immediately.** 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. **WATCH THE VIDEO** <https://vimeo.com/1228012753?share=copy&fl=sv&fe=ci>



Frame the QR CODE to view the property on our website



PLANIMETRY 1:

