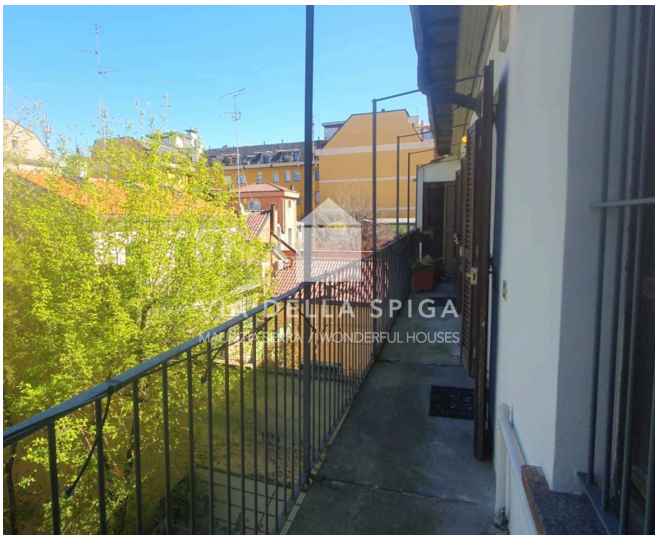
VIA DELLA SPIGA
MAURIZIA SERRA / WONDERFUL HOUSES

Quadronno Area



FEATURES:

Property type	**Residential**
Brokerage	**Sell**
Surface (sqm)	**191**
N. local	**7**
Bedrooms	**4**
Bathrooms	**3**
Energy rating	**G**
Floor	**4° e 5°**
Balcony/Terrace	**3**

DESCRIPTION:

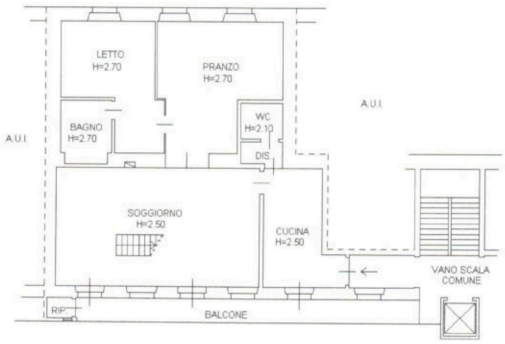
Quadronno Area. In an elegant early 20th-century building with lift and **full-day concierge service**, quiet 191 sqm. apartment arranged over **two levels**, connected by a convenient internal staircase. The **4th floor** features two entrances, a spacious living room with fireplace and balcony overlooking the condominium courtyard, a fully equipped kitchen, two bedrooms with custom-made built-in wardrobes, and two bathrooms. The **5th and top floor**, with an independent entrance, comprises a welcoming double living room with exposed beams and two small terraces, two bedrooms, and a bathroom. Dual aspect. Unfurnished. **Two large cellars**. Energy Class G. **Asking price €1,780,000**. Annual condominium expenses approximately €3,500 (approx. €290 per month). A garage is available a short distance from the property, with full-day caretaker service, for **€45,000 for purchase or €180 per month for rent**. The property could also be divided into two completely independent units. Furthermore, it is possible to combine an additional adjoining apartment of 65 sqm. arranged over two levels, completely renovated in 2024, available at a separate asking price.

Frame the QRCODE to view the property on our website

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PLANIMETRY 1:

PIANO QUARTO



PIANO QUINTO

