VIA DELLA SPIGA
MAURIZIA SERRA / WONDERFUL HOUSES

Bocconi / Porta Romana Area



FEATURES:

Property type	**Residential**
Brokerage	**Rent**
Surface (sqm)	**83**
N. local	**3**
Bedrooms	**2**
Bathrooms	**1**
Energy rating	**G**
Floor	**2°**
Balcony/Terrace	**Yes**

DESCRIPTION:

Bocconi / Porta Romana Area - Elegant newly renovated three room apartment on the second floor with a balcony overlooking greenery.

In a distinguished building with a **full-day concierge service**, an elegant, newly renovated apartment on the second floor, 83 sq m, finished to a high standard and designed for those seeking comfort, quiet and design in one of the city's most sought-after areas. The entrance opens into a bright living area with a furnished open-view kitchen. The living room has two French windows that give access to a **balcony overlooking greenery**, letting you enjoy the **light from indoors as well**. The fine parquet flooring adds warmth to all the rooms, which are well soundproofed and ensure pleasant quiet. The sleeping area consists of two bedrooms, served by a bathroom whose anteroom includes a space with dedicated connections, which can be used as a small laundry area. The apartment has ducted air conditioning and centralized heating with radiant panels. **Furnished** with the **kitchen** only, leaving you free to personalize the space. **Annual rent €24,000** (monthly rent €2,000) + **annual condominium fees of €3,600** (monthly fees €300), heating included. Energy class C. The **Bocconi / Porta Romana** area combines the liveliness of the city center with a refined, well-kept residential setting. Within a few steps are Bocconi University, the elegant Art Nouveau complex of the Terme di Milano in Piazza Medaglie d'Oro, and the Navigli district with the Darsena. The neighborhood offers every daily service: supermarkets, shops, banks, pharmacies, schools and major hospitals, including the Gaetano Pini Hospital. The **MM3 Crocetta and MM3 Porta Romana stations** (yellow line) connect directly to the Duomo and Centrale Station. Nearby are also the **MM4 Santa Sofia station** (blue line), with connections to San Babila and Linate Airport, and tram lines 9, 16 and 24.

Frame the QRCODE to view the property on our website

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PLANIMETRY 1:

