

Vicenza - Vicenza (VI)

# Elegant apartment on two levels in the historic heart of Vicenza

Property ID: IT253551744



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**PURCHASE PRICE: 298.000 EUR • LIVING SPACE: ca. 86 m<sup>2</sup> • ROOMS: 6**

**Property ID: IT253551744 - 36100 Vicenza - Vicenza (VI)**

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## At a glance

<b>Property ID</b>	<b>IT253551744</b>	<b>Purchase Price</b>	<b>298.000 EUR</b>
<b>Living Space</b>	<b>ca. 86 m<sup>2</sup></b>	<b>Total Space</b>	<b>ca. 97 m<sup>2</sup></b>
<b>Floor</b>	<b>2</b>	<b>Usable Space</b>	<b>ca. 86 m<sup>2</sup></b>
<b>Rooms</b>	<b>6</b>		
<b>Bedrooms</b>	<b>2</b>		
<b>Bathrooms</b>	<b>2</b>		

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## The property



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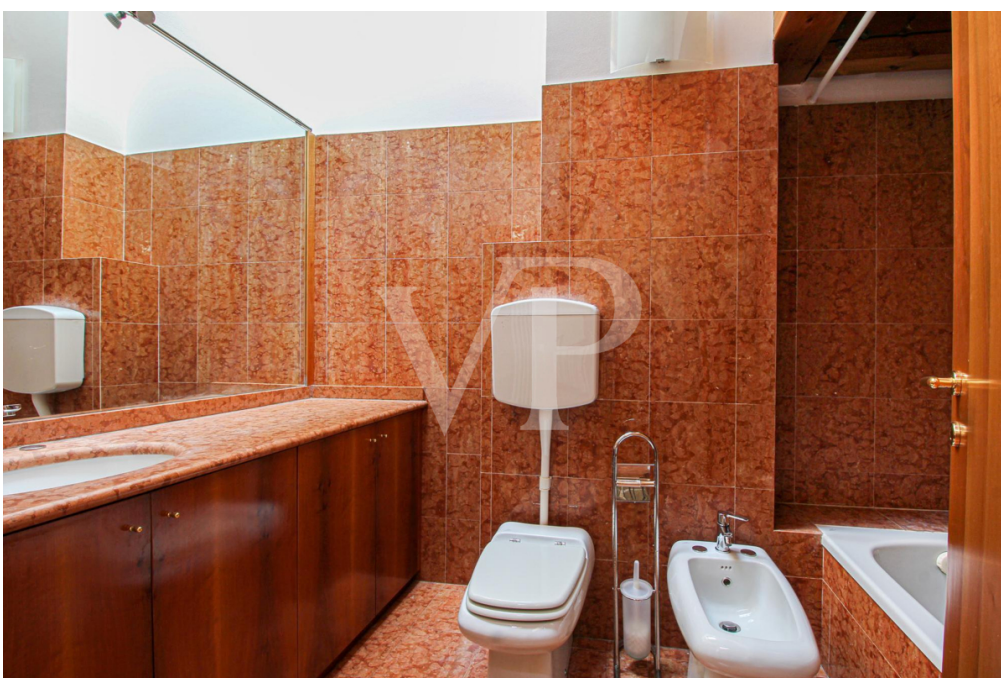
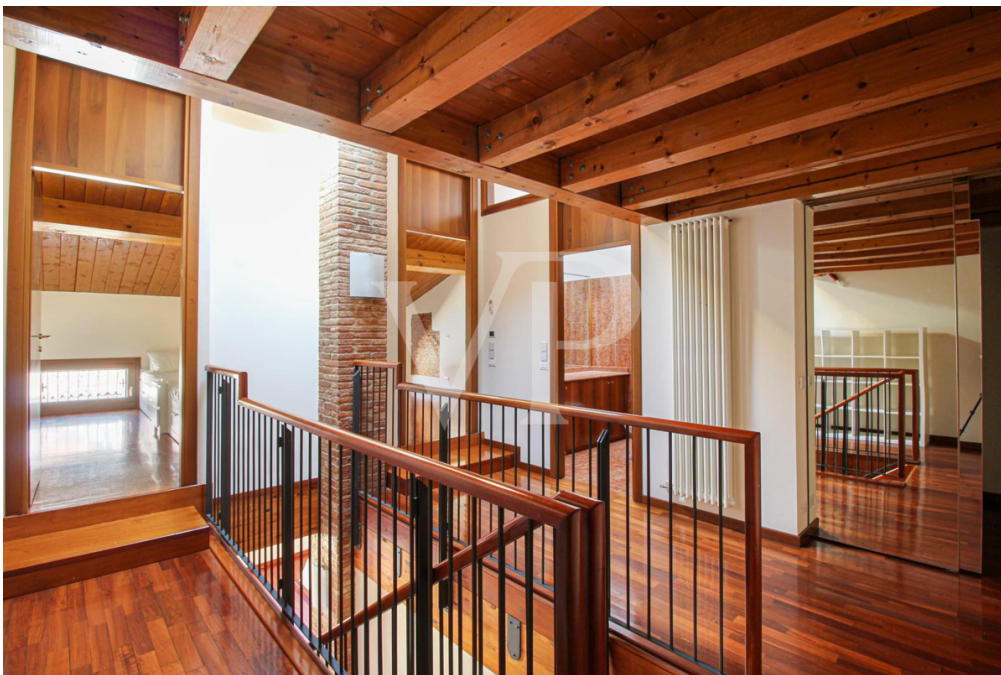
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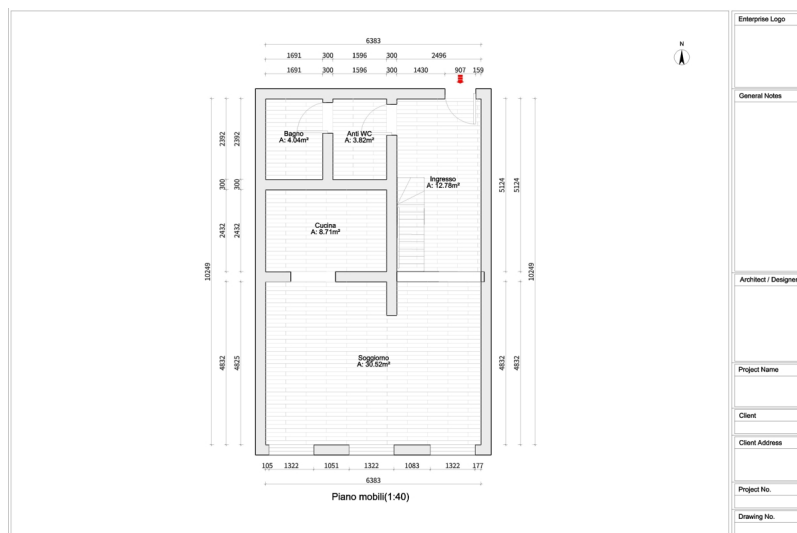
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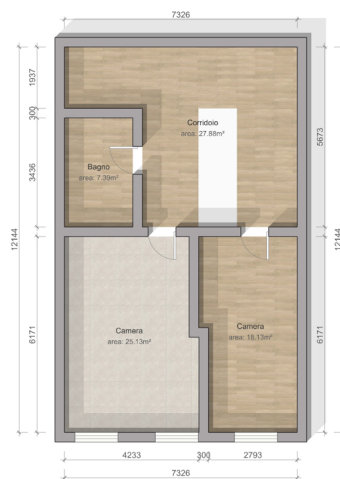
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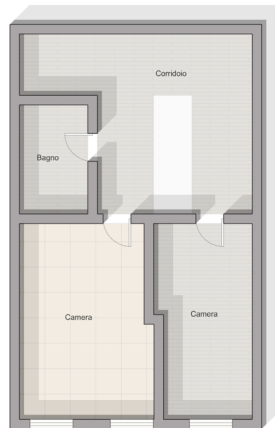
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## Floor plans





1744\_p3  
Superficie netta: 79.32m<sup>2</sup>



1744\_p3  
Superficie netta: 79.32m<sup>2</sup>

This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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## **A first impression**

**In the heart of the historic center of Vicenza, in Contrà Porta Santa Lucia, one of the most elegant, quiet and sought-after streets of the city, we propose an apartment with authentic charm, inserted on the second and last floor of a historic building.**

**The house is on two levels and conquers from the first glance for the warmth of the rooms, the exposed wooden beams, the wooden floors and the reserved atmosphere typical of the residences of the historic center. Here the pleasure of living in the city combines with the quietness of a defiladed location, just a few steps from the main services, squares, stores, restaurants and the most iconic places in Vicenza.**

**The main floor hosts a bright living area, enhanced by the ceiling with important exposed beams and a fireplace that gives character and personality to the room. The living room offers comfortable spaces to create an elegant living area and a convivial dining area, while the separate kitchenette allows a practical and functional management of daily life. A windowed bathroom complete with shower completes the level.**

**On the upper floor is the sleeping area, consisting of two rooms, a second bathroom with bathtub and a walk-in closet, a particularly appreciable solution for those who want neat and well-organized spaces. The layout on two levels ensures a pleasant separation between living and sleeping areas, making the apartment ideal both as a main residence and as a charming residence in the city center.**

**An ideal solution for those who want to experience the historic center of Vicenza in style, in a home full of character, where traditional architectural elements and contemporary functionality coexist harmoniously.**

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## **Details of amenities**

The property does not have an elevator, but the location on the second and top floor helps to offer more privacy, tranquility and a pleasant feeling of independence.

On the ground floor, in the entrance of the building, there is a convenient storage room equipped as a laundry room, a practical and rare element in homes in the historic center. Of particular value also is the presence of a single garage, in the immediate vicinity an extremely valuable endowment in this area of the city.

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## **All about the location**

**Solution positioned on one of the city's most desirable streets, at the edge of the City's historic center's restricted traffic zone, allows lucky owners to forget about the car and experience the pleasures of the City on a stroll.**

**Splendid solution by location also for all professionals who have their interests in the nearby Hospital or the City Court, both of which are easily reached either in a few minutes' walk or in an instant by bicycle.**

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## Contact partner

**For further information, please contact your contact person:**

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*To the Disclaimer of von Poll Immobilien GmbH*

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