

Bressanone - Bolzano

Millan - Bressanone | Renovated schera house with double garage

Property ID: IT254152570



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PURCHASE PRICE: 980.000 EUR • LIVING SPACE: ca. 157 m² • ROOMS: 10 • LAND AREA: 30 m²

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At a glance

| | | | |
|-----------------------------|----------------------------------|-----------------------|------------------------------|
| Property ID | IT254152570 | Purchase Price | 980.000 EUR |
| Living Space | ca. 157 m² | House | Terrace house |
| Rooms | 10 | Commission | Subject to commission |
| Bedrooms | 3 | Total Space | ca. 273 m² |
| Bathrooms | 4 | Usable Space | ca. 190 m² |
| Year of construction | 2001 | Equipment | Terrace, Fireplace |
| Type of parking | 1 x Outdoor parking space | | |

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Energy Data

| | | | |
|--------------------------------|------------------|-------------------------|----------------------------|
| Type of heating | District heating | Energy Certificate | Energy demand certificate |
| Energy Source | Remote | Final Energy Demand | 37.00 kWh/m ² a |
| Energy certificate valid until | 05.04.2032 | Energy efficiency class | B |

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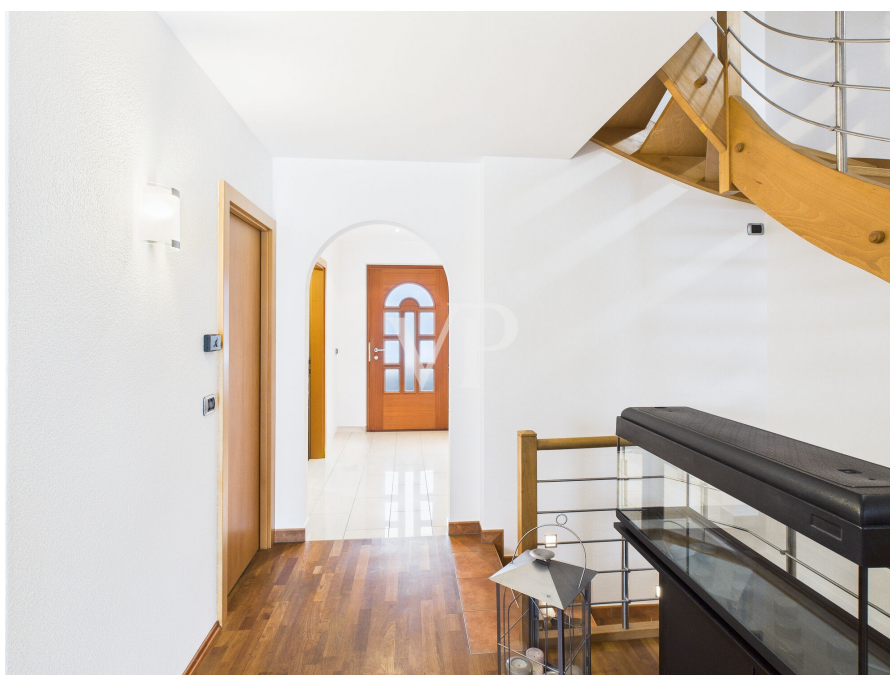
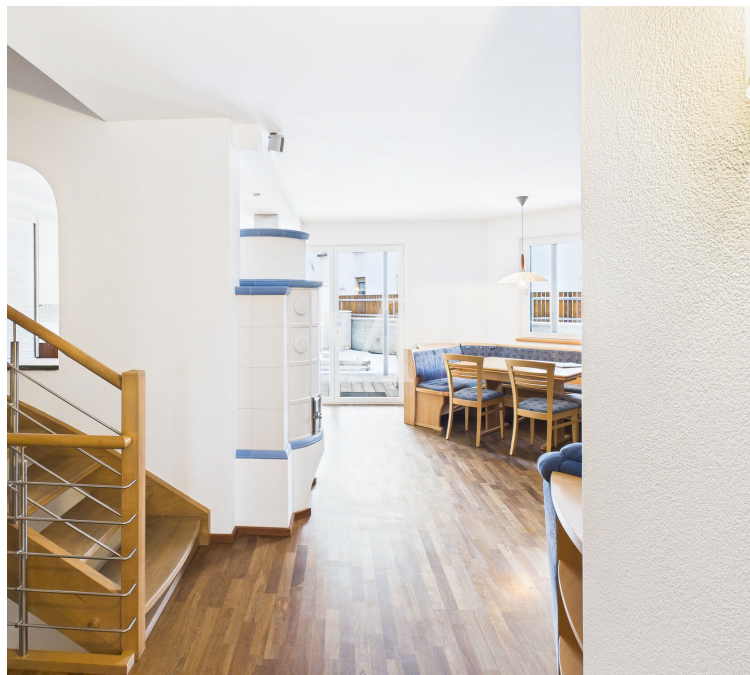
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A first impression

In a quiet townhouse in Millan, in a well-kept and well-serviced residential context, we offer for sale an apartment arranged on two levels, completely renovated in 2021, ready to be lived in without further intervention.

On the ground floor the entrance, present both from the front and from the back, leads to a bright living room with open kitchen and cozy tiled stove. On the same level there is a service bathroom, a studio perfect as a home office and a convenient storage room.

The first floor is dedicated to the sleeping area: a master bedroom with walk-in closet, a large windowed bathroom with separate tub and shower, two single bedrooms with custom closets and a covered terrace, currently used as a gym.

In the basement there is a generously sized heated cellar, perfect as a storage room or hobby room. The property is completed by a double garage (60,000 Euro), with convenient maneuvering area.

Energy class B, underfloor heating and, in the living room, radiant wall system.

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Details of amenities

- energy class B
- district heating
- radiant wall system in the living room
- large heated basement
- tiled stove
- wooden floors
- armored door
- bathtub
- electric shutters
- double garage

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All about the location

The location in Millan (Bressanone) is one of the pluses of this property: in just a few minutes you can reach the center of Bressanone, the schools are conveniently close by, and the bus stop is right in front of the house, making travel extremely convenient.

The Plose ski lifts and major walking and hiking trails are within easy reach, offering immediate access to both winter sports activities and year-round outdoor living.

A quiet, family-friendly residential area, perfect for those who want to combine everyday comfort and quality of life.

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Contact partner

For further information, please contact your contact person:

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