

Bolzano

Exclusive Top Floor Living with Roof Terrace - Via Fago, Bolzano

Property ID: IT254152618



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PURCHASE PRICE: 1.040.000 EUR • LIVING SPACE: ca. 119,5 m² • ROOMS: 4

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At a glance

Property ID	IT254152618
Living Space	ca. 119,5 m ²
Floor	2
Rooms	4
Bedrooms	2
Bathrooms	2
Year of construction	1984

Purchase Price	1.040.000 EUR
Commission	soggetto a commissione
Total Space	ca. 185 m ²
Equipment	Terrace, Balcony

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Energy Data

Type of heating	Underfloor heating
Energy information	At the time of preparing the document, no energy certificate was available.

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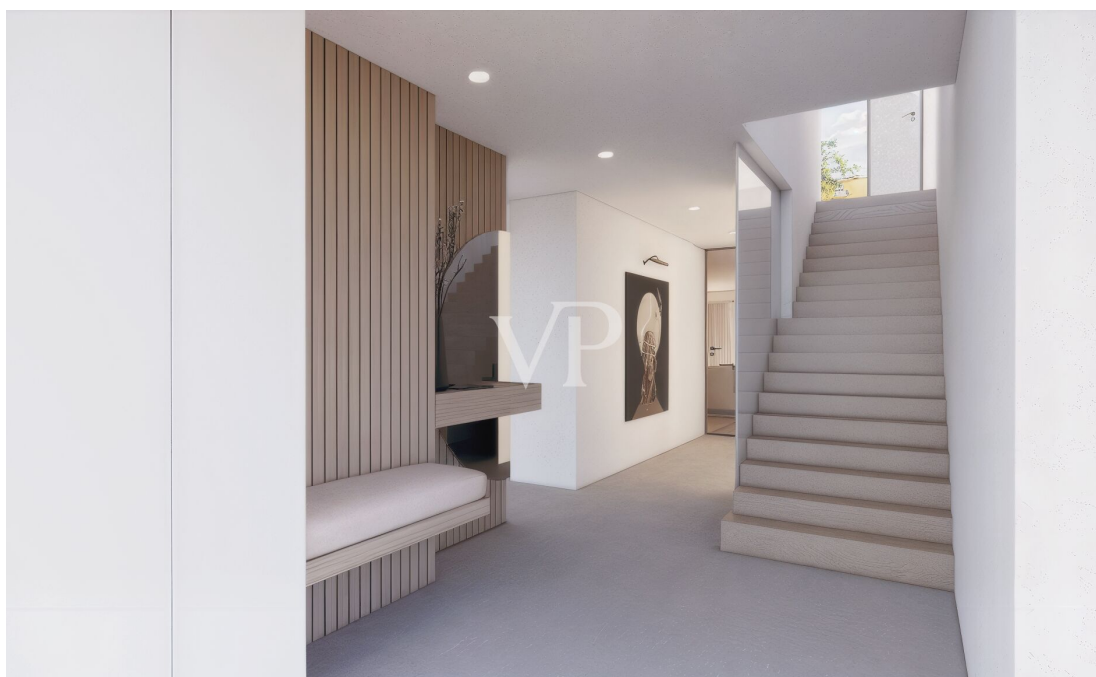
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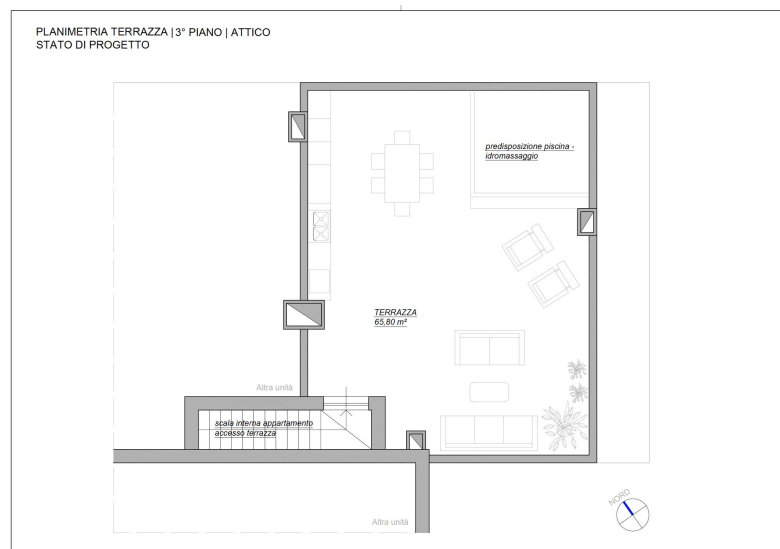
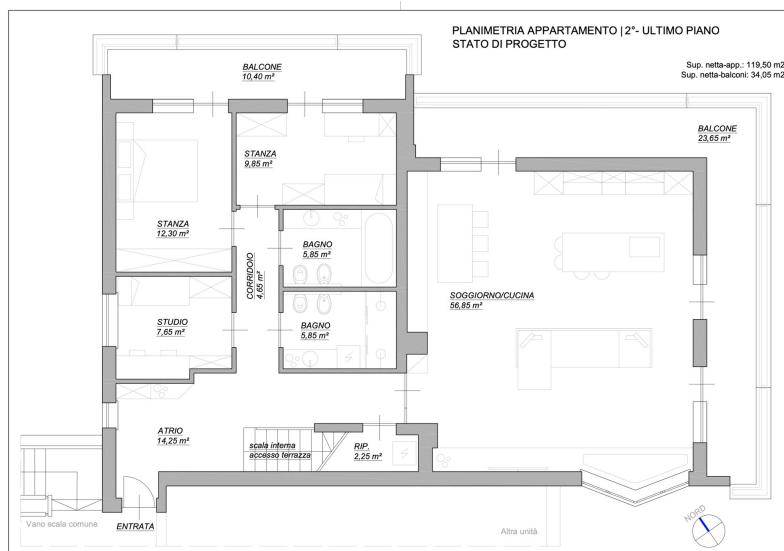
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The property



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Floor plans



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

We offer for exclusive sale in Fago Street, in an internal, quiet location surrounded by greenery, an apartment under renovation, on the second and top floor, internally connected to the private terrace on the penthouse.

The unit is part of a well-maintained building, served by an elevator and with two entrances: pedestrian via external gate and driveway to the garages/parking spaces with remote-controlled bar.

The entrance welcomes in an elegant lobby that leads to the well-distributed and bright living area, characterized by large windows that open onto a panoramic balcony of over 20 m².

The sleeping area includes two double bedrooms, both with access to the second balcony of over 10 m², a study room, two spacious bathrooms and a storage room. An internal staircase connects the home to the 65 m² private terrace, a true panoramic penthouse with provision for an outdoor kitchen, pool/hot tub and lounge-garden area. As shown in the project renderings and floor plans, this area is designed as a refined outdoor space dedicated to relaxation and conviviality.

The building has a communal parking area for cars.

A large 25 m² garage located in the basement is available for purchase at a price of 60 thousand euros.

The property is at an advanced stage of renovation, with installations already laid (underfloor heating and electrical system) and provision for latest generation home automation.

The finishes will be of a high standard and can be customized by the buyer in collaboration with the artisan company that is following the work with care and attention to detail.

The sale price refers to the property in its current state of progress.

Those who buy will have the exclusive advantage of being able to choose and define the final finishes according to their own taste and desired style, transforming this residence into a truly custom home.

Specifications for future work are already available and available for consultation; relevant economic details will be provided upon request.

Surrounded by greenery and tranquility, in a highly prestigious setting, this property represents a perfect balance between elegance, functionality and quality living-a true

contemporary jewel in the most exclusive heart of Bolzano.

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Contact partner

For further information, please contact your contact person:

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