

Mezzocorona

# C/1: Modern three-room apartment with private garden

Property ID: IT264153092



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**PURCHASE PRICE: 430.000 EUR • LIVING SPACE: ca. 80,9 m<sup>2</sup> • ROOMS: 3**

**Property ID: IT264153092 - 38016 Mezzocorona**

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## At a glance

<b>Property ID</b>	<b>IT264153092</b>	<b>Purchase Price</b>	<b>430.000 EUR</b>
<b>Living Space</b>	<b>ca. 80,9 m<sup>2</sup></b>	<b>Type</b>	<b>Apartment</b>
<b>Rooms</b>	<b>3</b>	<b>Commission</b>	<b>Subject to commission</b>
<b>Bedrooms</b>	<b>2</b>	<b>Total Space</b>	<b>ca. 111 m<sup>2</sup></b>
<b>Bathrooms</b>	<b>2</b>		
<b>Year of construction</b>	<b>2025</b>		

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## Energy Data

Type of heating	<b>Underfloor heating</b>	Energy Certificate	<b>Energy demand certificate</b>
Energy Source	<b>Air-to-water heat pump</b>	Final Energy Demand	<b>30.00 kWh/m<sup>2</sup>a</b>
Energy certificate valid until	<b>20.03.2034</b>	Energy efficiency class	<b>A+</b>
Power Source	<b>Air-to-water heat pump</b>	Year of construction according to energy certificate	<b>2025</b>

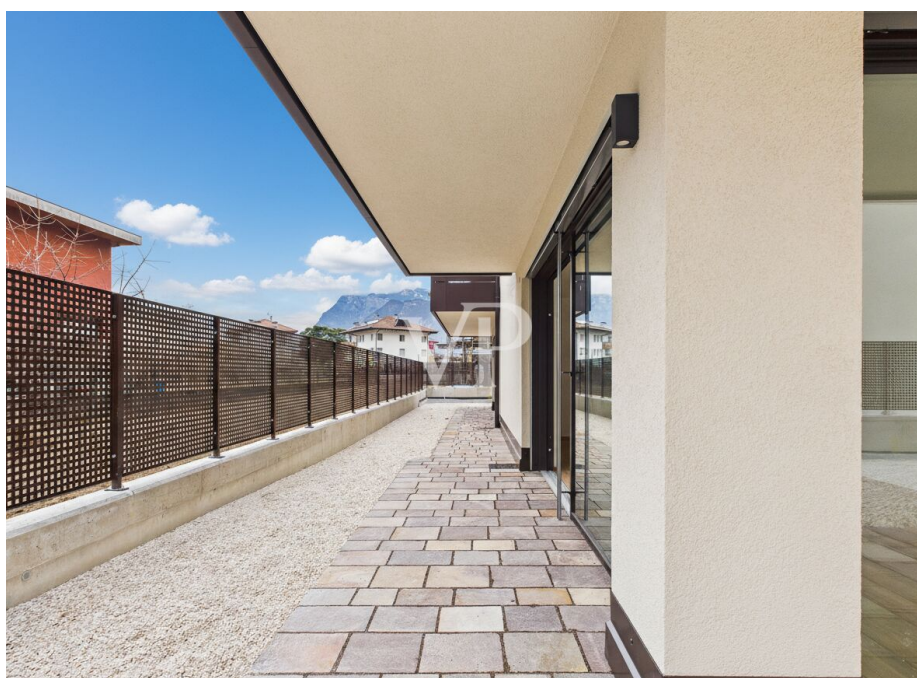
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## The property



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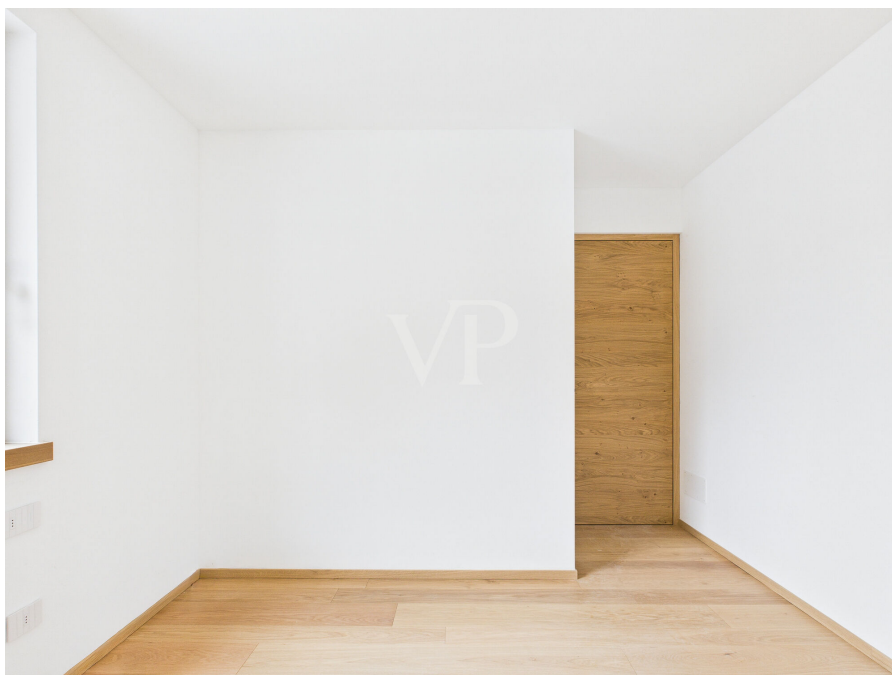
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## The property



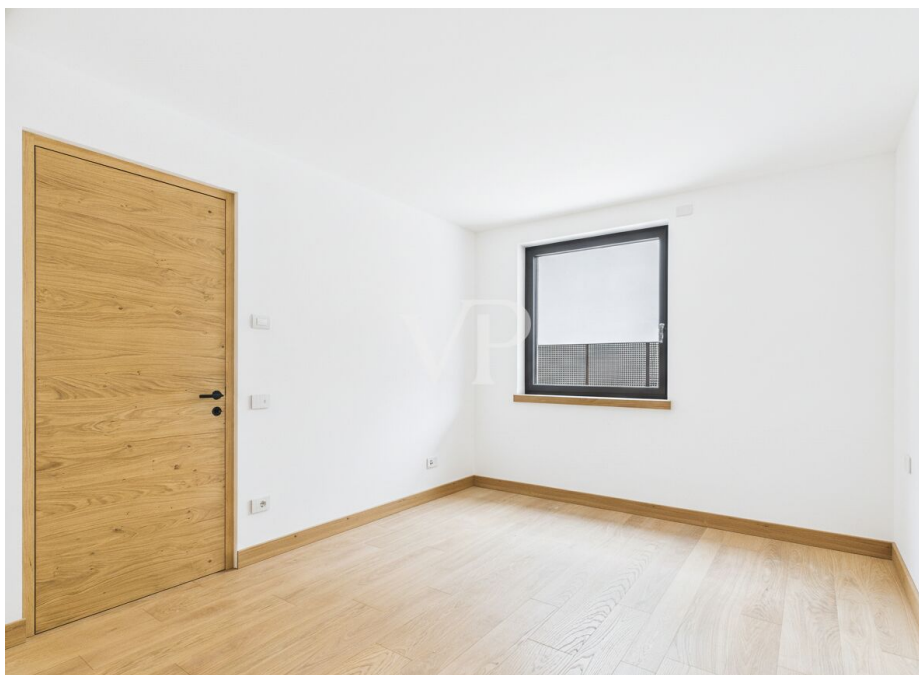
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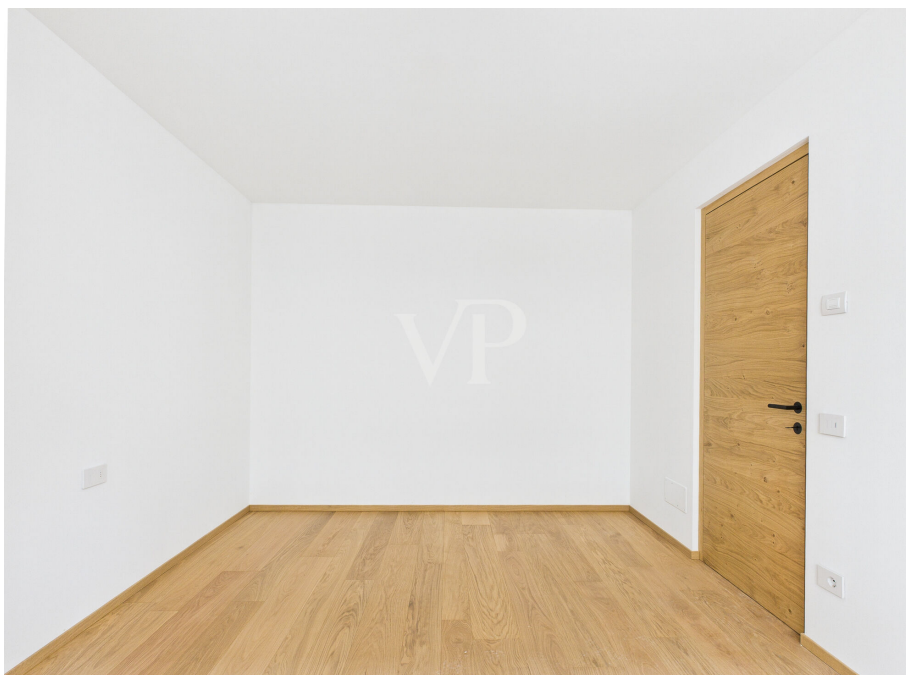
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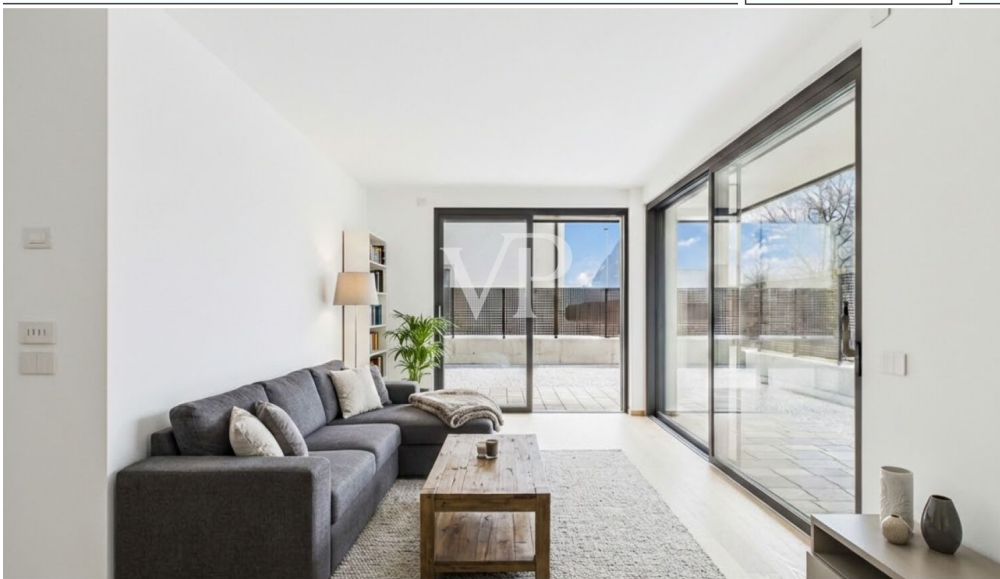
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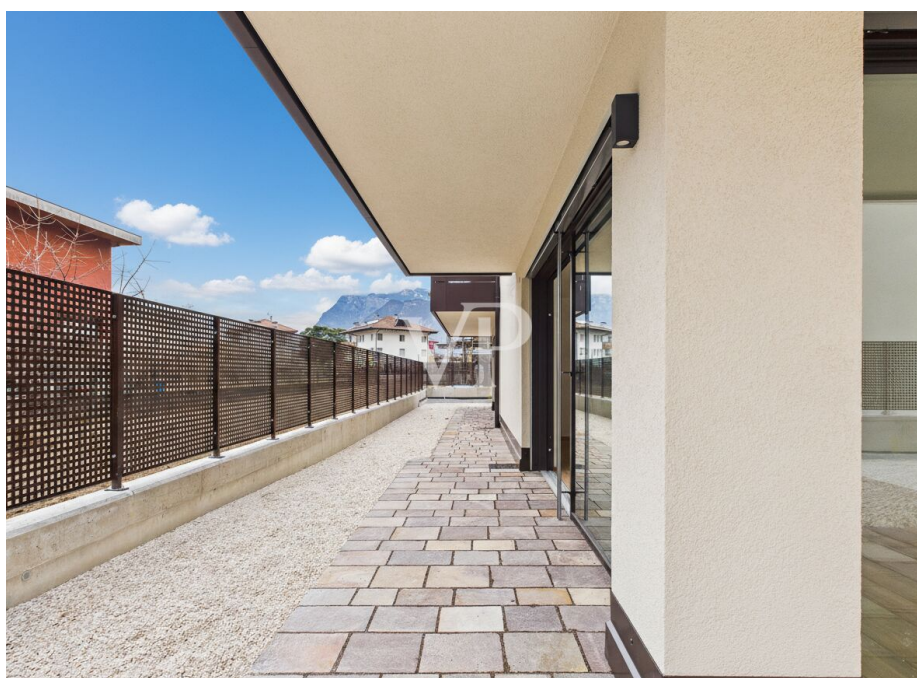
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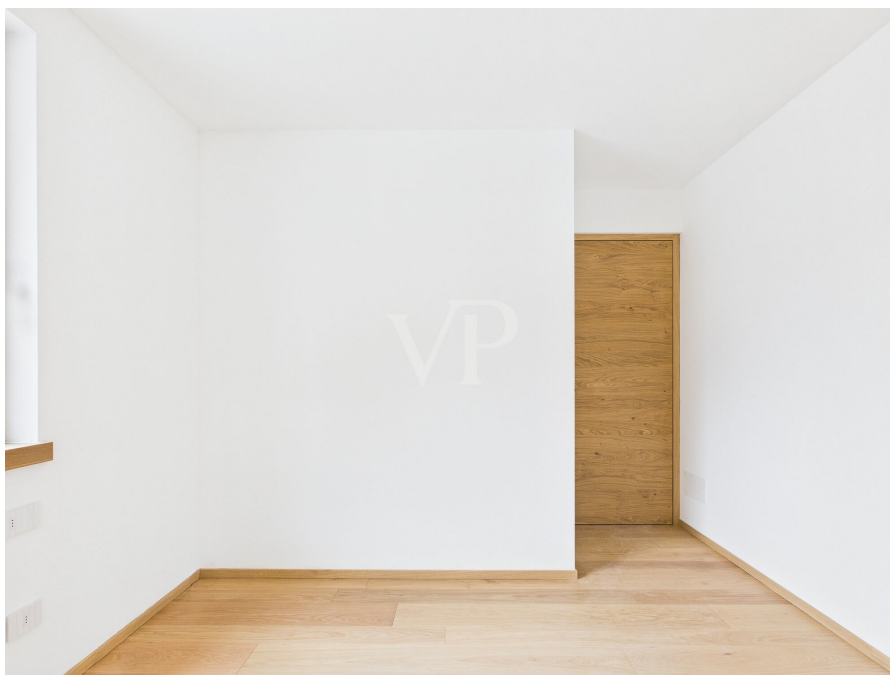
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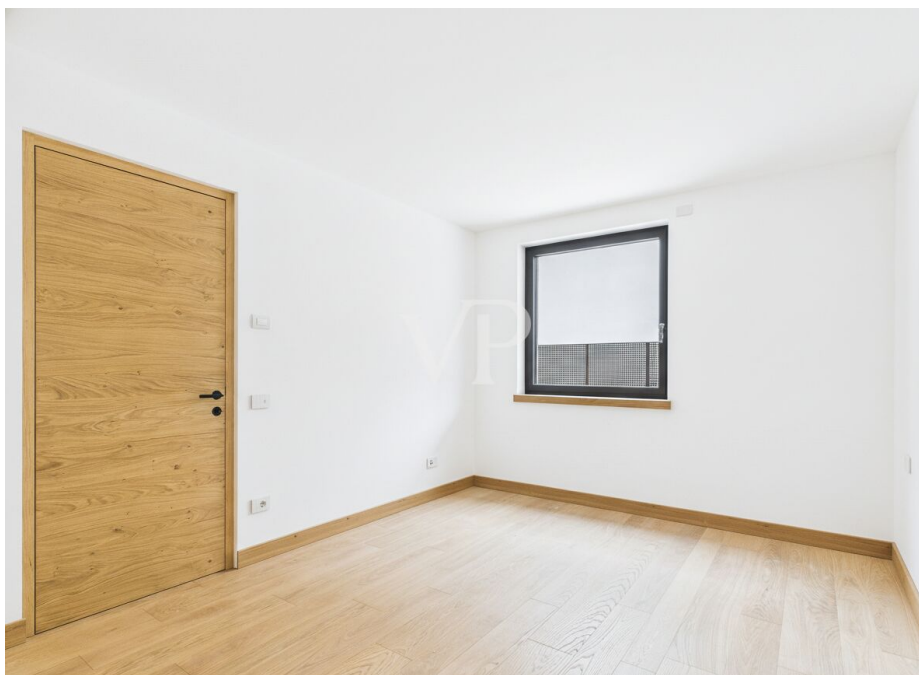
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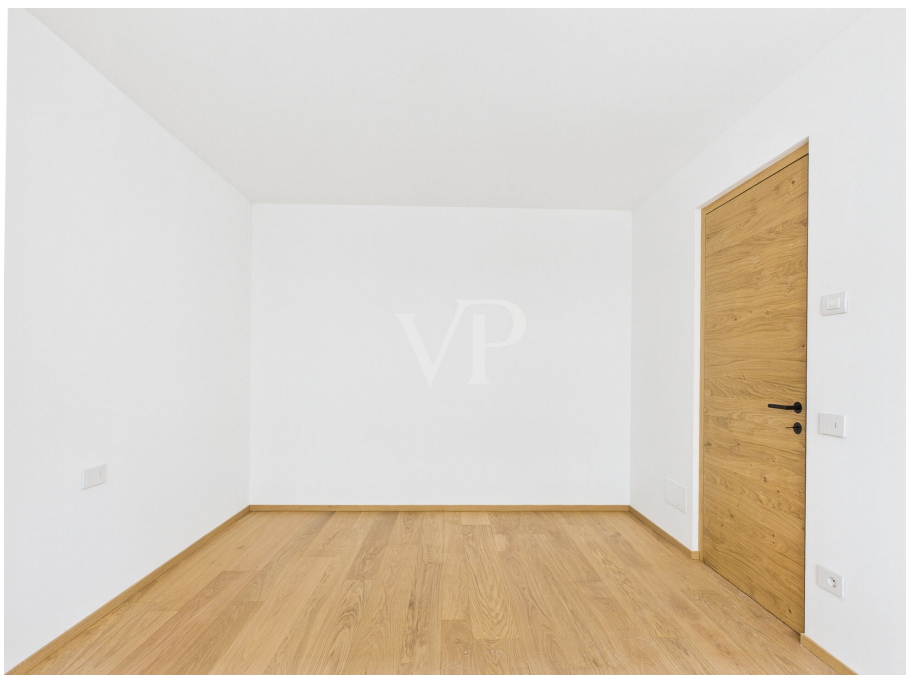
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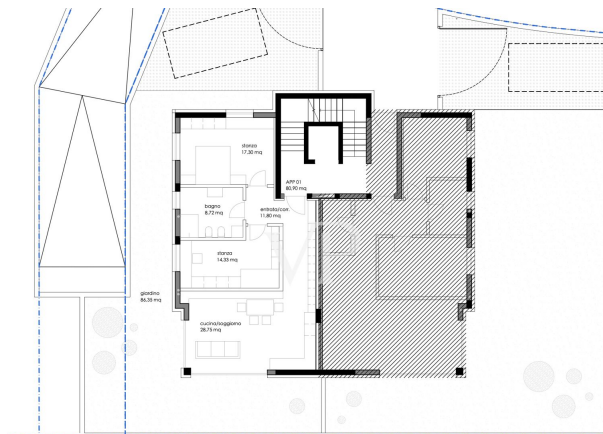
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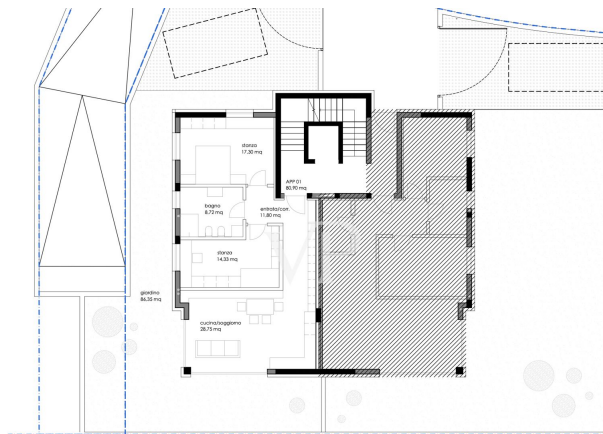


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## Floor plans



EDIFICIO C, lotto C.2  
PIANTA PIANO TERRA - App 01  
SCALA 1:100



EDIFICIO C, lotto C.2  
PIANTA PIANO TERRA - App 01  
SCALA 1:100

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**

**This prestigious residential complex was built to the highest standard of Casa Clima "A+", which means it will also be rated for energy efficiency. The property is located on the ground floor with a private garden, and consists of: a convenient entrance hall, a living-dining room "living" room with direct access to the garden, two double bedrooms (also with direct access to the garden), a service bathroom and a windowed master bathroom. The object offers excellent natural light. The property unit is equipped with a central underfloor heating and cooling system that is independently operated with convenient individual room temperature control, providing a special feel-good atmosphere in all rooms.**

**End of construction October 2025**

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## **Details of amenities**

**Photovoltaic panels**  
**Underfloor heating**  
**Underfloor cooling**  
**Access for the disabled**  
**Climate House "A+"**  
**Dehumidification**

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## **All about the location**

The facility is located in Mezzocorona, province of Trento. This quiet village of lies submerged in the green cultivated vineyards. Those who enjoy hiking or mountain biking above Mezzocorona rises the mountain of the same name, which can be reached in several ways: cable car, trails or the via ferrata. Mezzocorona Mountain is undoubtedly a place of calm and relaxation.

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## Contact partner

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

**Christian Weissensteiner**

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*To the Disclaimer of von Poll Immobilien GmbH*

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