

Firenze

# Florence, Historic Center: Penthouse with large terrace

Property ID: IT23415518



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PURCHASE PRICE: 460.000 EUR • LIVING SPACE: ca. 60 m<sup>2</sup> • ROOMS: 2

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## At a glance

Property ID	IT23415518
Living Space	ca. 60 m²
Floor	3
Rooms	2
Bedrooms	1
Bathrooms	1

Purchase Price	460.000 EUR
Commission	Subject to commission
Total Space	ca. 70 m²
Equipment	Terrace

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## Energy Data

Energy Source	Gas	Energy Certificate	Energy demand certificate
Energy certificate valid until	13.04.2033	Final Energy Demand	150.00 kWh/m²a
Power Source	Gas	Energy efficiency class	G

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## The property





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## The property



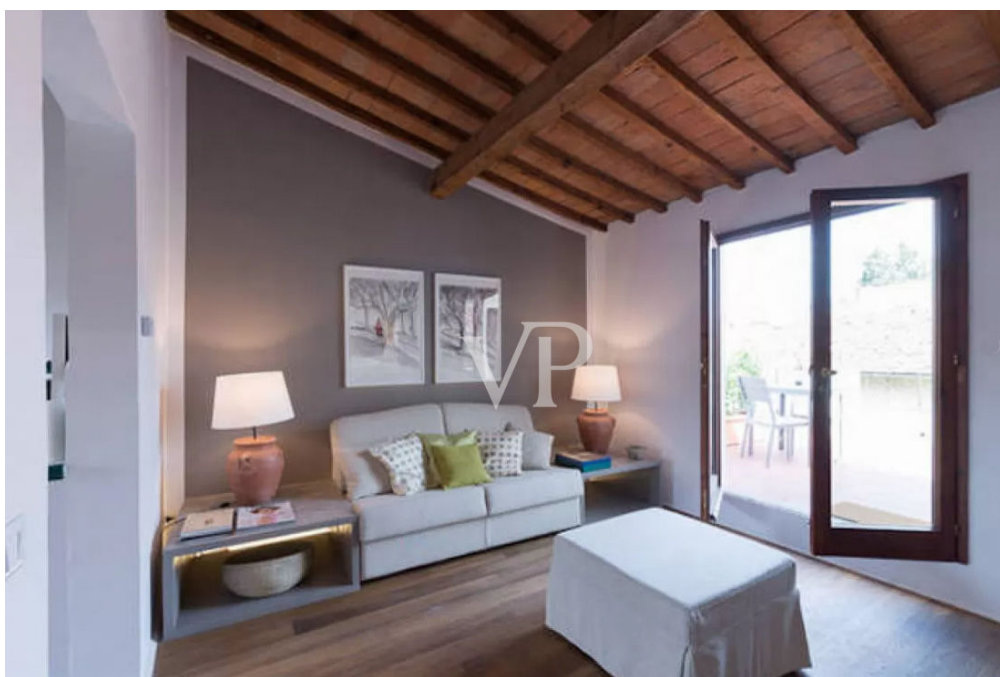
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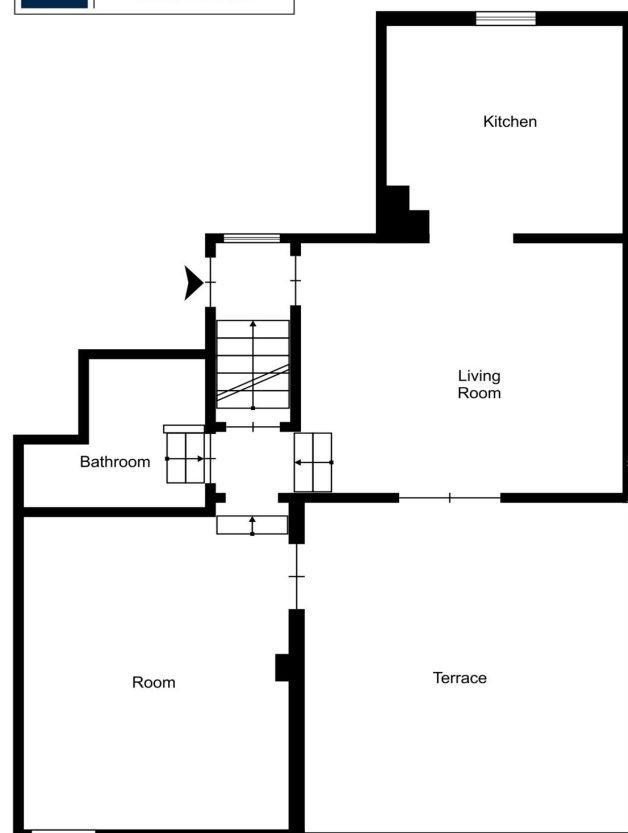
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## The property



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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

Newly renovated and elegantly furnished apartment, located in the former convent of San Paolino ( s.XVI), in one of the most historic streets of Florence, a stone's throw from SMN Station and all the places of interest such as Duomo, Piazza della Repubblica, Piazza della Signoria, Uffizi Gallery and Ponte Vecchio.

The apartment consists of a beautiful double bedroom, a cozy living room, a kitchen furnished in Florentine style and bathroom with shower.

Splendid terrace overlooking the rooftops and streets of Florence.

The property is currently being used with tangible profit for short term rentals. Excellent solution for those looking for an investment.

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## All about the location

Florence is a typical river city. Developed on both banks of the Arno River, a city rich in history and art. Founded and inhabited by Italic peoples, Florence stretches across a green plain, surrounded by hills dotted with cypress and olive trees and crossed by the Arno River.

The city of Florence is among the most important and beloved in the world for art, culture, and architecture, especially Medieval and Renaissance. Proportionally, the Tuscan capital is the city with the highest concentration of works of art and cultural interest worldwide.

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## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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Corso Italia 1, 20122 Milano

Tel.: +39 02 6206 9360

E-Mail: [milano@von-poll.com](mailto:milano@von-poll.com)

*To the Disclaimer of von Poll Immobilien GmbH*

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