

Milano – Lombardia

Prestigious Office of about 90 m² free immediately

Property ID: IT252942283



www.von-poll.it

RENT PRICE: 4.150 EUR • LIVING SPACE: ca. 74,6 m² • ROOMS: 3

Property ID: IT252942283 - 20121 Milano – Lombardia

- At a glance
- The property
- Energy Data
- Floor plans
- A first impression
- All about the location
- Contact partner

Property ID: IT252942283 - 20121 Milano – Lombardia

At a glance

Property ID	IT252942283
Living Space	ca. 74,6 m ²
Available from	04.08.2025
Floor	1
Rooms	3
Bathrooms	1
Year of construction	1950

Rent price	4.150 EUR
Commission	Subject to commission
Total Space	ca. 89 m ²

Property ID: IT252942283 - 20121 Milano – Lombardia

Energy Data

Type of heating	Central heating	Energy Certificate	Energy demand certificate
Energy certificate valid until	07.02.2030	Final Energy Demand	246.49 kWh/m²a
		Energy efficiency class	G
		Year of construction according to energy certificate	1970

Property ID: IT252942283 - 20121 Milano – Lombardia

The property



Property ID: IT252942283 - 20121 Milano – Lombardia

The property



Property ID: IT252942283 - 20121 Milano – Lombardia

The property



Property ID: IT252942283 - 20121 Milano – Lombardia

The property



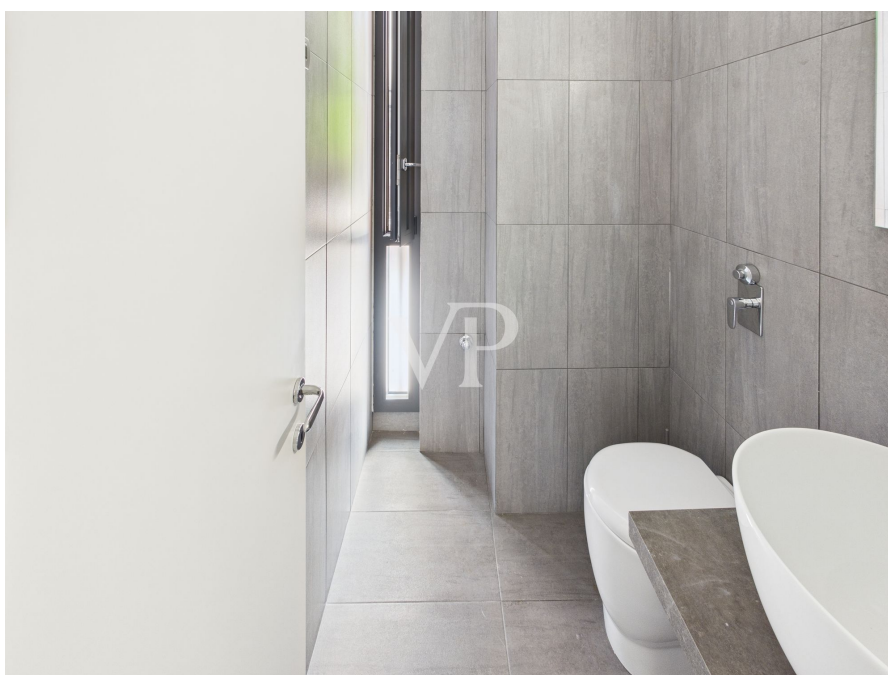
Property ID: IT252942283 - 20121 Milano – Lombardia

The property



Property ID: IT252942283 - 20121 Milano – Lombardia

The property



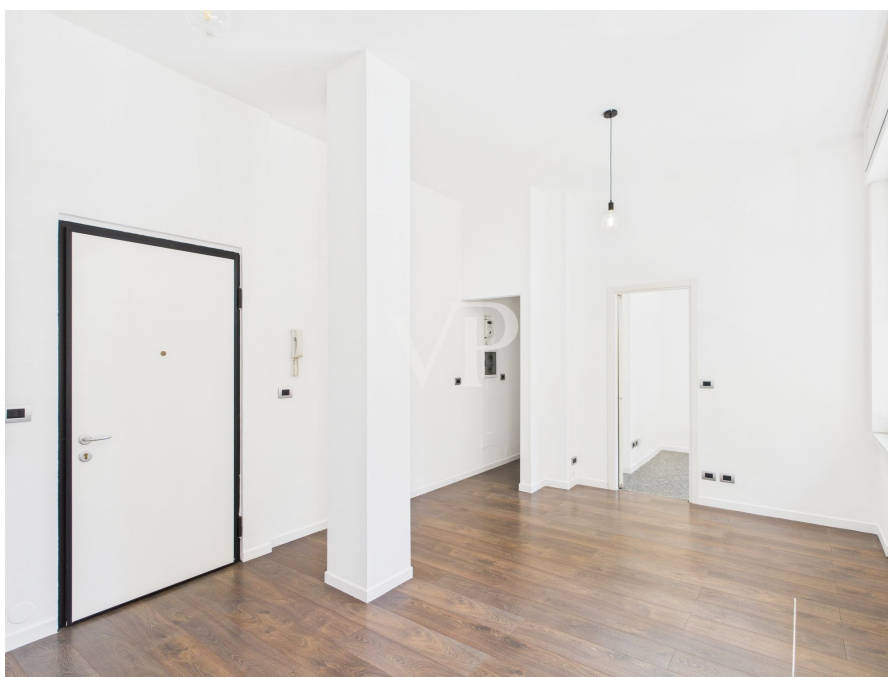
Property ID: IT252942283 - 20121 Milano – Lombardia

The property



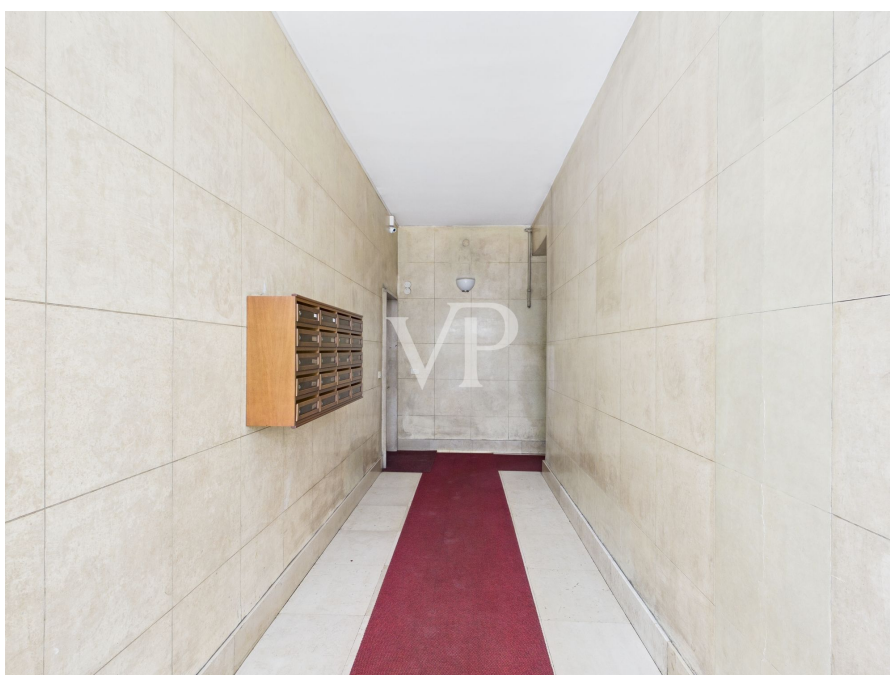
Property ID: IT252942283 - 20121 Milano – Lombardia

The property



Property ID: IT252942283 - 20121 Milano – Lombardia

The property



Property ID: IT252942283 - 20121 Milano – Lombardia

The property



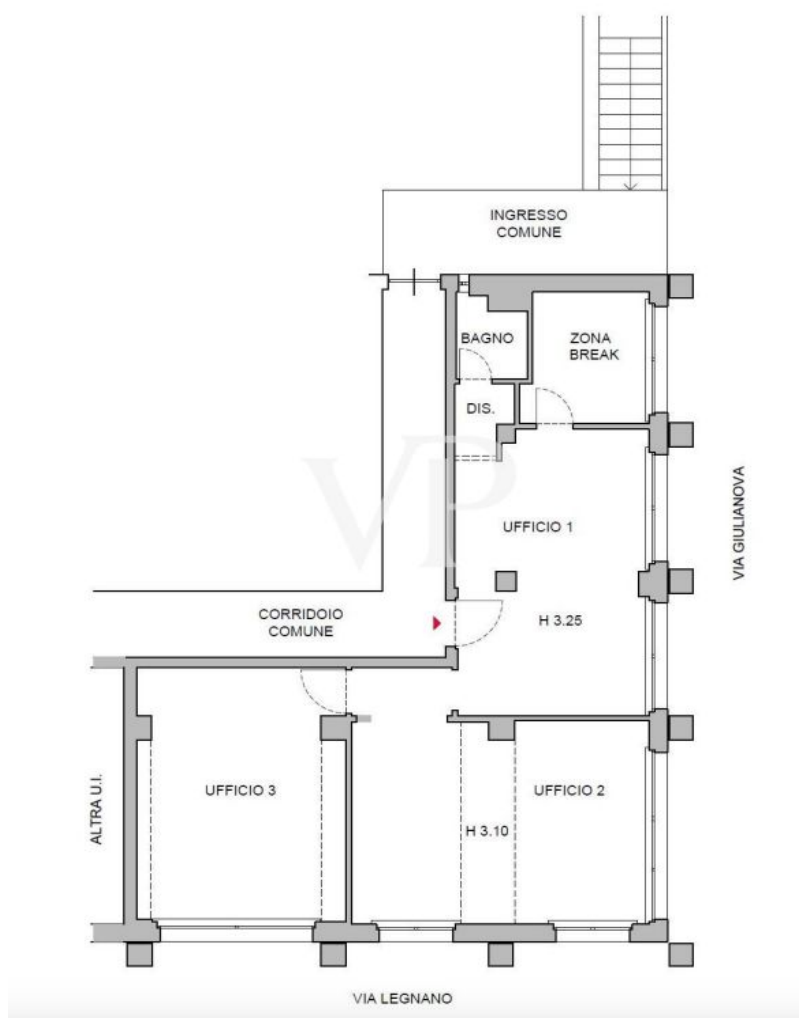
Property ID: IT252942283 - 20121 Milano – Lombardia

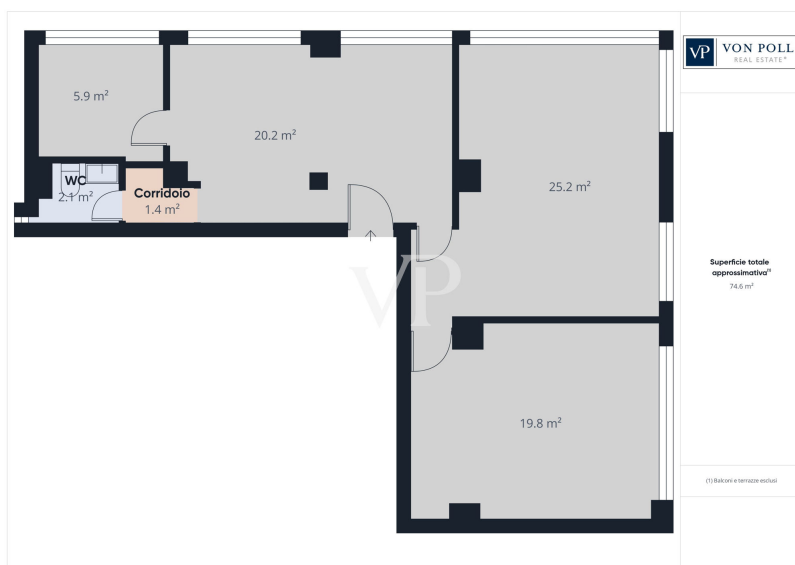
The property



Property ID: IT252942283 - 20121 Milano – Lombardia

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.

Property ID: IT252942283 - 20121 Milano – Lombardia

A first impression

Splendid office on the mezzanine floor of an elegant building of the 1950s, in one of the most strategic and sought-after areas of Milan, we propose for rent an elegant representative office, designed by renowned architect Pietro Lingeri, a leading exponent of Italian rationalism.

The property is located in Via Giulianova, in an exclusive and well-served neighborhood, close to Porta Volta, Brera and Porta Nuova. An area that combines the charm of historic architecture with the dynamism of Milan's new financial and creative districts.

Prestigious studios, institutional headquarters and high-profile professional activities are concentrated in this neighborhood, with all services within easy reach.

It is an area of about 90 square meters, consisting of three large and bright rooms, ideal as executive offices, meeting rooms or open space, plus a break area and windowed bathroom with ante-bathroom.

The internal height of the rooms is 3.25 m, making them airy and professional.

The exposure is double, with large windows providing high natural light.

The appurtenant cellar is located in the basement.

A garage is available upon request.

The concierge service operates from Monday to Saturday to ensure security and reception, these are the hours:

Monday-Friday: 8:30am-1pm / 2:30pm-5pm

Saturday: 9:00-11:00 a.m.

It turns out to be perfect for law firms, notaries, consulting boutiques and showrooms or companies that want a prestigious image and a functional location in the heart of the city. The area represents an ideal solution for those looking for a professional headquarters within a dynamic, strategically accessible context that is perfectly integrated into the urban fabric of Milan

The property is an office, cadastral category A/10.

Available immediately.

Property ID: IT252942283 - 20121 Milano – Lombardia

All about the location

The location is excellently connected:

Nearby M1 and M2 subway lines (Lanza stop a 4-minute walk away and Moscova and Cadorna stops) both within a few minutes' walk and well connected to the rest of the city. Several streetcar lines (such as 2, 12 and 14) and buses are also in the immediate vicinity, making travel quick and convenient.

Quick connections to the historic center, the Tribunale, main stations and Linate airport

Property ID: IT252942283 - 20121 Milano – Lombardia

Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

Corso Italia 1, 20122 Milano
Tel.: +39 02 6206 9360
E-Mail: milano@von-poll.com

To the Disclaimer of von Poll Immobilien GmbH

www.von-poll.com