

Milano – Missori

Five-room apartment in historic building with exclusive terrace of 214 sqm

Property ID: IT252942579



www.von-poll.it

PURCHASE PRICE: 2.400.000 EUR • LIVING SPACE: ca. 160 m² • ROOMS: 5

Property ID: IT252942579 - 20122 Milano – Missori

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

Property ID: IT252942579 - 20122 Milano – Missori

At a glance

Property ID	IT252942579
Living Space	ca. 160 m²
Floor	2
Rooms	5
Bedrooms	3
Bathrooms	3
Year of construction	1950

Purchase Price	2.400.000 EUR
Commission	Subject to commission
Total Space	ca. 255 m²
Usable Space	ca. 184 m²
Equipment	Terrace

Property ID: IT252942579 - 20122 Milano – Missori

Energy Data

Type of heating	Underfloor heating
Energy Source	Light natural gas
Energy certificate valid until	18.07.2033

Energy Certificate	Energy demand certificate
Final Energy Demand	182.86 kWh/m²a
Energy efficiency class	D

Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



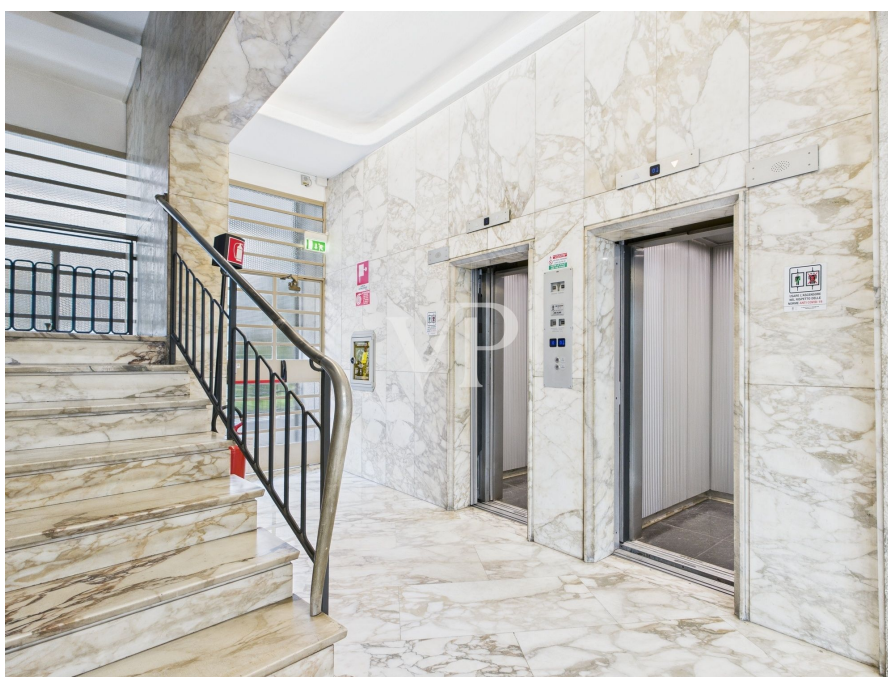
Property ID: IT252942579 - 20122 Milano – Missori

The property



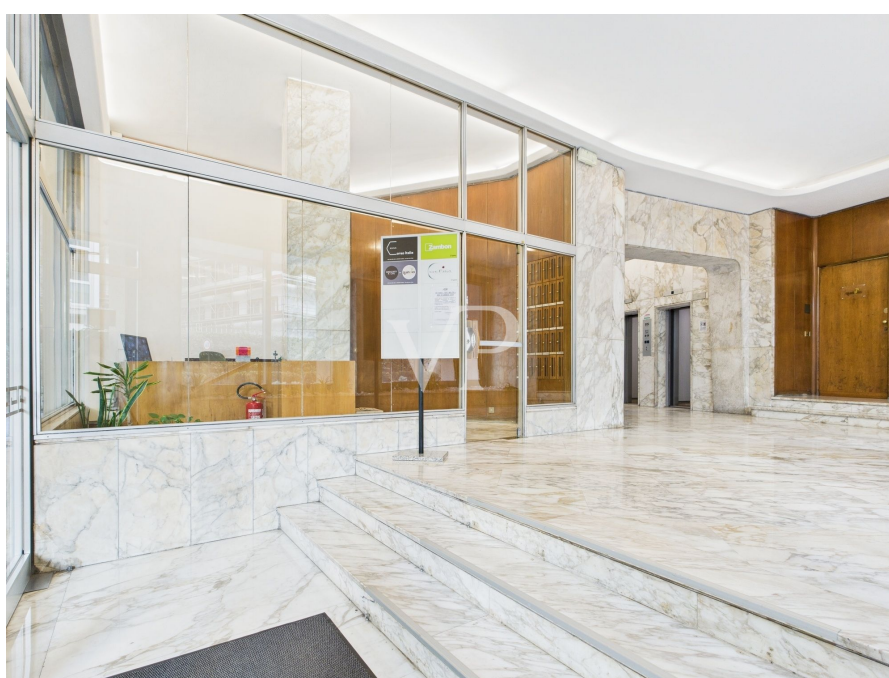
Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

The property



Property ID: IT252942579 - 20122 Milano – Missori

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: IT252942579 - 20122 Milano – Missori

A first impression

At the beginning of Corso Italia, in the very heart of Milan's historic center and just a short walk from the Basilica of Sant'Eufemia, Piazza Missori, and Piazza Duomo, we present an extraordinary residence featuring an exclusive 214-square-meter terrace that completely surrounds the apartment.

The building is one of the most emblematic architectural masterpieces by Luigi Walter Moretti, one of the leading figures in 20th-century architecture. Set in a quiet position away from city traffic, it is protected by the Superintendent of Archaeology, Fine Arts, and Landscape. The property has undergone a careful and valuable restoration that has enhanced its modern appeal while preserving its original grandeur, perfectly harmonizing with the elegant style of Milan's historic center.

The building offers a reception area with full-day concierge service and two elevators, ensuring the highest levels of comfort and security for residents.

Located on the second floor on a single level, the apartment offers approximately 200 square meters of interior space. The rooms are beautifully proportioned and bathed in natural light, thanks to triple exposure to the south, east, and west. The property is in excellent condition and tastefully furnished.

The magnificent 214-square-meter terrace encircling the entire apartment is a truly unique feature in Milan's real estate scene—especially within the historic center. Overlooking the inner courtyard, this splendid outdoor space also enjoys a striking view of the Velasca Tower, one of the most iconic landmarks of the Missori district. Designed as a lush rooftop garden adorned with climbing jasmine, hydrangeas, roses, and fruit trees, and enhanced by a protective pergola, it offers the ideal setting for relaxation and entertaining, in complete privacy, whether in sunshine or light rain.

Upon entering, a refined hallway gracefully distributes the living areas. To the right lies the sleeping area, featuring the master bedroom and a second bedroom—both opening onto the terrace—along with two spacious, windowed bathrooms, one equipped with a luxurious Jacuzzi bathtub.

To the left are a third bedroom, a third bathroom, and the fully equipped dining kitchen, which also opens to the terrace.

The hallway then leads to the majestic double living and reception room—an expansive,

elegant space that opens onto the main section of the terrace, offering a truly picturesque view.

Large sliding glass doors throughout the apartment seamlessly connect the interiors with the terrace, creating a bright and fluid environment—a rare and exclusive haven of light, tranquility, and sophistication in the very heart of Milan.

Property ID: IT252942579 - 20122 Milano – Missori

Details of amenities

The apartment, in perfect condition, is furnished with a refined style and meticulous attention to detail. All spaces are optimized thanks also to the custom-made closets in the bedrooms.

The apartment is made more secure by the provision of a triple burglar alarm system: one general, one perimeter and one at the entrance door to the terrace.

It has an energy class D, which guarantees good performance in terms of thermal insulation and efficiency.

Central heating and ducted air conditioning ensure a high level of comfort and functionality. The condominium boiler has just been replaced.

The eat-in kitchen, with a porcelain tile floor, was custom designed by a carpenter, who used modern design and high functionality.

Throughout the rest of the house an elegant cherry wood parquet floor was laid on the floor, and the terrace floor was completely waterproofed.

The window frames, made of fine white lacquered wood, are equipped with shatterproof double glazing.

The apartment's amenities include the possibility of taking over the lease of a cellar and a convenient parking space inside the building.

Property ID: IT252942579 - 20122 Milano – Missori

All about the location

Corso Italia in Milan is part of a residential context of great charm and history, strategically located in the heart of the city.

The building is located just a 10-minute walk from Piazza del Duomo, the Royal Palace, and just 5 minutes from Piazza Giuseppe Missori, famous for the remains of the historic crypt of the church of San Giovanni in Conca, one of Milan's most important early Christian houses of worship.

The Corso runs through the heart of the Missori neighborhood of the same name, also known for the Basilica of Sant'Eufemia dating from 472 A.D. and the Torre Velasca, a skyscraper built in the 1950s, an iconic building symbol of Postmodernism, also the backdrop for films set in Milan.

Less than a 10-minute walk takes one to Milan State University. A 15-minute walk will take you to Bocconi University and the Università Cattolica del Sacro Cuore, internationally renowned universities with diverse fields of study.

The area offers a wide range of commercial activities of all kinds, bars, restaurants, pharmacies, supermarkets, as well as renowned schools such as St Louis High School in Via Olmetto.

Well connected by public transportation, the neighborhood is served by the Missori M3 (yellow line), Duomo M1 (red line) and M4 Santa Sofia (recently opened blue line) subway stations, as well as numerous surface transportation.

This apartment represents a truly unique opportunity for those who want to live in the heart of Milan, in an exclusive and refined context, with all comforts and services at hand.

Property ID: IT252942579 - 20122 Milano – Missori

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