Vicenza – Vicenza (VI)

# Amazing flat on the noble floor of an ancient building in city center

***Property ID: IT233551263***

**PURCHASE PRICE:** 670.000 EUR • **LIVING SPACE:** ca. 411 m² • **ROOMS:** 17.5

Property ID: IT233551263 - 36100 Vicenza – Vicenza (VI)


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**Property ID: IT233551263 - 36100 Vicenza – Vicenza (VI)**

# At a glance

| | |
|---|---|
| Property ID | IT233551263 |
| Living Space | ca. 411 m² |
| Rooms | 17.5 |
| Bedrooms | 4 |
| Bathrooms | 3 |
| Year of construction | 1600 |

| | |
|---|---|
| Purchase Price | 670.000 EUR |
| Total Space | ca. 423 m² |
| Construction method | Solid |
| Usable Space | ca. 413 m² |
| Equipment | Terrace, Guest WC, Fireplace, Garden / shared use |

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# Energy Data

| | |
|---|---|
| Type of heating | Single-storey heating system |
| Energy Source | Gas |
| Power Source | Gas |

| | |
|---|---|
| Energy Certificate | Energy demand certificate |
| Year of construction according to energy certificate | 2023 |

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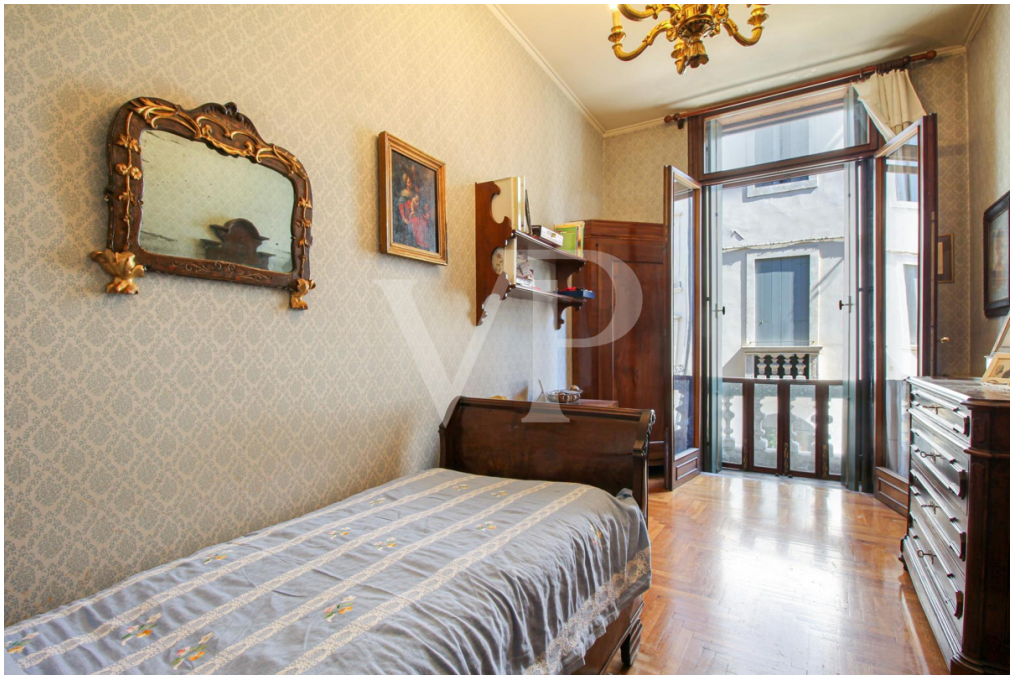

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# Floor plans

**Piano Intermedio**

**Piano Nobile**

## Piano Terra

Internal Area:88.33m²

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

Main floor in building in the historic center, inside the ZTL in one of the most appreciated and enhanced areas in recent years for tranquility and security. Access to the apartment, through a wonderful monumental condominium staircase, placed inside the entrance hall of the Palace, which also hides a common internal courtyard. The property arranged on 2 levels, occupies the entire floor plan of the building on the noble second floor, while the ground floor can be reached either through an elegant internal staircase, or through an independent entrance positioned on the ground floor. The elegance of yesteryear, the refined finishes, the large spaces that create evocative environments, distinguish this property since the entrance, which welcomes us in the first part of the living area with Venetian floors, with decorations. Precious walnut doors with leaded glass, worked by skilled craftsmen, divide the entrance from the living room, the sleeping area and the dining room. The generously sized kitchen is dominated by an important central fireplace, whose enlarged hood serves as a natural aspiration for stove fumes, and a pleasant terrace overlooking the inner courtyard. A service living area and an additional room, which can also be used as an additional separate room, complete the spaces of this living wing of the house. The separate sleeping area and on the opposite side of the dwelling, consists of 3 large bedrooms, all overlooking the main course, as well as two bathrooms and a large dressing area with full-height closets. An elegant wooden staircase from the central hall leads to the ground floor library area and fireplace room.

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# Details of amenities

Roof redone with sheathing and insulation in 1999.
Sewer system connected to the municipal network.
Possibility to buy separately also an additional triple/quadruple garage of about 68 square meters.

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# All about the location

From this apartment, in the heart of Vicenza's historic center, one breathes the air of history and past splendor. The building is located on one of the city's most important and well-known avenues, which leads directly to Corso Palladio and all the wonderful squares of our city: Piazza San Lorenzo and Piazza dei Signori. The palace is located within the restricted traffic area, and is under monumental constraint of the Superintendence of Fine Arts. The location in the historic heart of Vicenza is the best way to experience the comforts of the center: leaving the house you can already enjoy all the pleasures of the sparkling city life, starting in the morning with a good cappuccino at the bar, and ending the evening sipping fine wines in the city's trendiest clubs.

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# Other information

Lussuosa residenza storica a pochi chilometri dalle più rinomate località venete Uno splendido primo piano nobile in vendita custodito nello scrigno nella più affascinante parte della cittadina Paladiana, ed a pochi chilometri dalle più rinomate località venete come Verona, Venezia e il Lago di Garda. La posizione strategica, lungo una delle più prestigiose vie del caratteristico centro città, è perfetta per chi intende soggiornare in una dimora ricca di fascino storico, una residenza di pregio, con tutti i servizi a portata di mano. Percorrendo la fascinosa scala monumentale in pietra del palazzo, l'appartamento offre una superficie di 413 m².

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# Contact partner

For further information, please contact your contact person:

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