

Milano – Ascanio Sforza

## Bright three-room apartment, high floor overlooking the park and garage

Property ID: IT242941410



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**PURCHASE PRICE: 520.000 EUR • LIVING SPACE: ca. 57 m<sup>2</sup> • ROOMS: 3**

Property ID: IT242941410 - 20143 Milano – Ascanio Sforza

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

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## At a glance

Property ID	IT242941410	Purchase Price	520.000 EUR
Living Space	ca. 57 m <sup>2</sup>	Commission	Subject to commission
Available from	01.03.2025	Total Space	ca. 69 m <sup>2</sup>
Floor	4	Usable Space	ca. 0 m <sup>2</sup>
Rooms	3		
Bedrooms	2		
Bathrooms	2		
Year of construction	2008		
Type of parking	1 x Garage		

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## Energy Data

Type of heating	Central heating
Power Source	Gas



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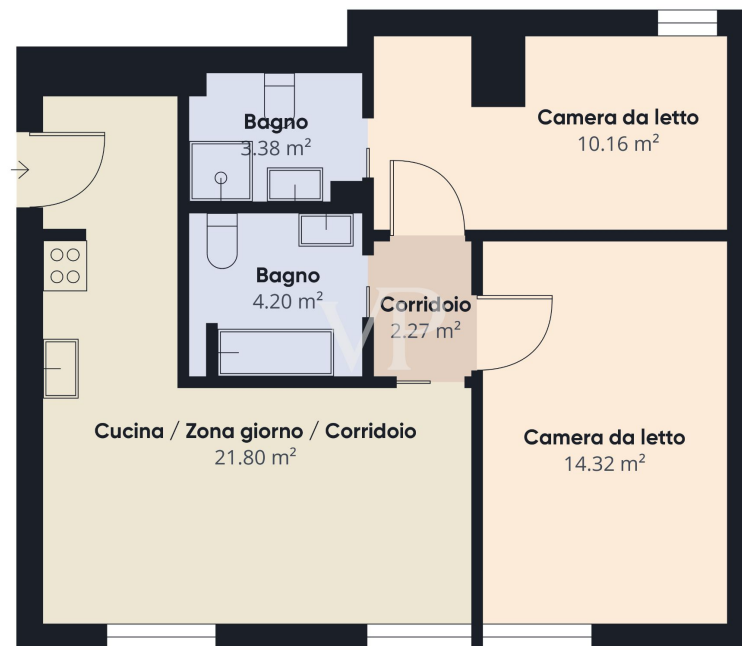
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## The property



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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

Wonderful apartment for sale in the heart of Milan on the high floor. The building was built in 2008, there is daily concierge service and the property of about 60 sqm is in good condition and ready to be lived in. The apartment offers a functional layout with three well-distributed rooms, including two bedrooms and two modern bathrooms. The floor is finished with elegant parquet and porcelain tiles, giving a touch of class and comfort to the environment. The apartment equipped with independent air conditioning and central heating with metering, also enjoys excellent exposure and a pleasant view of the park, offering light, privacy and tranquility throughout the day. In the aforementioned park, one can restore oneself by sitting on a bench, at the edge of the beautiful fountain, in the shade of the trees. The entrance on Via Emilio Gola, provides access to the private garage on the -1 floor, connected by elevator to the residence and included in the asking purchase price. On foot, however, the property can be accessed through the park from 3 other reserved entrances. The property is also completed by a convenient cellar on the -2 floor. Do not miss this magnificent opportunity to make a great investment, given also the proximity to the main Milanese universities. Contact us for more information and to book a visit.



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## Details of amenities

- 2 Bathrooms with Bidet and Shower
- Parquet and porcelain stoneware floors
- Satellite TV
- Gas central heating
- Daily concierge service
- Elevator
- Garage

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## All about the location

Via Emilio Gola 8 is only 500 meters from NABA University and 1.3 kilometers from Bocconi University, while about 2.2 kilometers also leads to Cattolica University (source: Google Maps). In less than 10 minutes on foot one can reach the lively reality of the Navigli and stroll along the Darsena. In the immediate vicinity you can find stores, supermarkets, schools, pharmacies and restaurants. Excellent location also for the proximity to surface transportation such as streetcar No. 15, streetcar No. 3, streetcar No. 9, trolleybus 90/91 and bus No. 59.

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## Contact partner

For further information, please contact your contact person:

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