

Vicenza – V.le Trento - Leg. Antonini - Mercato

## Villa at the "Arches" - Vicenza just outside the walls

*Número de propiedad: IT21355595*



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PRECIO DE COMPRA: 730.000 EUR • SUPERFICIE HABITABLE: ca. 392 m<sup>2</sup> • HABITACIONES: 12.5 • SUPERFICIE DEL TERRENO: 550 m<sup>2</sup>

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## De un vistazo

Número de propiedad	IT21355595
Superficie habitable	ca. 392 m <sup>2</sup>
Ocupación a partir de	Previo acuerdo
Habitaciones	12.5
Dormitorios	6
Baños	5
Año de construcción	1957
Tipo de aparcamiento	1 x Garaje

Precio de compra	730.000 EUR
Casa	Casa unifamiliar
Espacio total	ca. 392 m <sup>2</sup>
Método de construcción	Sólido
Espacio utilizable	ca. 0 m <sup>2</sup>
Características	Terraza

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## Datos energéticos

Tipo de calefacción	Calefacción por suelo radiante	Certificado energético	Certificado energético
Fuente de energía	Gas	Clase de eficiencia energética	C
Fuente de energía	Gas		

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Main Floor



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1° Floor



Attic Floor

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## Una primera impresión

Villa "Agli Archi", is a beautiful example of architecture from the middle of the 1900s in Liberty style, recently completely renovated. This house, develops the living area on the first floor, with entrance through the covered loggia which is accessed from the external staircase. The house opens with a bright living area, with large living room and separate kitchen of habitable size. On the first floor there are 4 generously sized bedrooms, 2 bathrooms and a further space that can be used as a study, from which there is access to the attic floor. Here there is a bright relaxation or play area, with a wonderful pocket terrace, bathroom and two further double rooms in the attic. On the ground floor, tavern equipped with connections for additional kitchen, very practical to take advantage of the outdoor patio located on the back, during the summer, bathroom, laundry and utility rooms in addition to a single garage of generous size. An additional uncovered parking space is located on the pavement in front of the garage entrance.

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## Detalles de los servicios

Parquet flooring with underfloor heating for both the living and sleeping areas.

Practical underground cellar

Automated irrigation

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## Todo sobre la ubicación

Villa "Agli Archi" inside a dead-end street, inside Viale Trento, in a residential area substantially devoid of traffic and for this reason very quiet. The Bacchiglione river is at the end of the road, making the landscape particularly pleasant and relaxing to enjoy also from the Villa's views. The city centre can be reached either on foot or by bicycle, thanks to the safe cycle-pedestrian path that in a few hundred metres arrives at Porta Santa Croce, the first access to the historical walls of Vicenza, and at Corso Fogazzaro, the beginning of the pedestrian area of the historical centre. In the immediate vicinity, supermarkets, schools of all levels, and all the main services of the city of Vicenza. The area has always been particularly safe thanks to the relative proximity of the Police Headquarters of the city. Similarly, this solution is also very suitable for those who have to move often for work, being a few minutes from the beginning of the ring road West of the city that leads quickly to the exit of Vicenza Ovest and its industrial area.

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## Contacto con el socio

Para más información, dirijase a su persona de contacto:

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