

## Apartment a Lucca Centro storico Confidential Negotiation Ref. 1269



**190 sq.m | Bathrooms: 3 | Bedrooms: 3 | Rooms: 7**

### FINELY RENOVATED APARTMENT IN THE HISTORIC CENTER

In the heart of Lucca's historic center, in a prestigious location, yet away from noisy sources and easily accessible by car and close to parking areas, Easy Casa is selling a beautiful master apartment, completely renovated with great skill and excellent taste. The generous floor space of approximately 190 square meters + 20 square meters of cellar space and the excellent renovation with quality materials make it a unique and prestigious property. The apartment is located on the first floor of an elegant building with access from a loggia shared by only five units. An entrance hall with delightful "boiserie" leads to a beautiful living room featuring two large windows that connects to a second living room. These two harp-like rooms represent the ideal space for convivial moments. The second living room leads to a sleeping area with a large window that gives the room a great deal of light and a bathroom serving the living area. A second hallway leads to the modern kitchen, with a large French window.

The sleeping area comprises a hallway, three double bedrooms, and two ensuite bathrooms, both with comfortable showers. The high-quality finishes include elegant parquet flooring that lends warmth and character to the rooms. The apartment is also equipped with air conditioning to ensure maximum comfort in all seasons. The property also includes a spacious, semi-underground cellar of approximately 25 square meters, accessed from the shared loggia. The apartment can be divided into two independent or semi-detached units.

The apartment is being sold with elegant furnishings, recently purchased by the owner, which provide immediate living comfort. Miele appliances, two washing machines. Energy Class E.

## Property Informations

**Address:** via sant Andrea

**Bedrooms:** 3

**Bathrooms:** 3

**Rooms:** 7

**State of Preservation:** Restored

**Level:** 1

**Total Floor:** 3

**Heating:** Heating

**Age Construction:** 1600

**Current Status:** free at the

**Kitchen:** Regular Kitchen

## Features

Tv Antenna: Autonomous

ADSL Coverage

Cellar: 20

Fastweb Coverage

Fireplace

Air-Conditioned

Parquet

Wiring: By Law

Sanitary Suspended

Shower

Predisposition for Alarm

Shutters

## Nearby

Gyms

Spa

Football Fields

Fitness Centers

Tennis Courts

Bike Lanes

Playgrounds

Railway Station

Public Transport

Kindergarten

Elementary Schools

Schools

High Schools

Cafe

Post Offices

Shopping Centers

Municipal Offices











