

Merano – Südtirol [Trentino-Alto Adige]

## Completely renovated three-room apartment in exclusive area in Merano

Property ID: IT244151626



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PURCHASE PRICE: 380.000 EUR • LIVING SPACE: ca. 68,5 m<sup>2</sup> • ROOMS: 3

Property ID: IT244151626 - 39012 Merano – Südtirol [Trentino-Alto Adige]

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Property ID: IT244151626 - 39012 Merano – Südtirol [Trentino-Alto Adige]

## At a glance

|              |                         |
|--------------|-------------------------|
| Property ID  | IT244151626             |
| Living Space | ca. 68,5 m <sup>2</sup> |
| Rooms        | 3                       |
| Bedrooms     | 2                       |
| Bathrooms    | 1                       |

|                |                       |
|----------------|-----------------------|
| Purchase Price | 380.000 EUR           |
| Commission     | Commission subject    |
| Total Space    | ca. 95 m <sup>2</sup> |

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## Energy Data

|                 |                 |                         |                           |
|-----------------|-----------------|-------------------------|---------------------------|
| Type of heating | Central heating | Energy Certificate      | Energy demand certificate |
| Energy Source   | Gas             | Energy efficiency class | G                         |
| Power Source    | Gas             |                         |                           |

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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

This fully renovated three-room apartment with a private garden is located in a quiet historic residential building that dates back to the 18th century. The property is a short walk from the spa and the historic center of Merano. The unit is located on the ground floor, and consists of a comfortable entrance hall, living room/kitchen with private garden, 2 bedrooms and a master bathroom. The object is completed by an EXTRA 40,000.00 garage.

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## All about the location

The property is located on Ortwein Street in Merano (BZ). The central location of this property allows access to all kinds of services: supermarkets, pharmacies, restaurants. Bus stops are located in the immediate vicinity. In addition, the property is within walking distance of the thermal baths and the historic center.

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## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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