

# CROFT

## REAL ESTATE

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**Property Code:** 1527

**Area:** HT03-GHETTO-S. TEODORO

**Near:** Center-jewish Quarter

**Region:** Lazio

**Province:** Roma

**Property Type:** Attic

**Floor:** 4

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**Sqm:** 250

**Outdoor Sqm:** 15

**Outdoor Space:** Small Terrace

**furnished:** Yes (fully)

**Type of decor:** Antique

**State of decor:** Excellent\new

**Total rooms:** 6

**Living room:** Fireplace, Antique Ceilings

**Dining room:** Separate For 12

**Double bedrooms:** 4

**Single bedrooms:** 0

**Bathrooms:** 3

**Bathroom type:** 1-tub, 2 Shower, New

**Fridge/Freezer:** Ff-full Size

**Kitchen type:** Large

**State of Kitchen:** Excellent, Spacious

**Cooking facilities:** Gas Cookers+oven

**Heating:** Independent Gas

**Floor type:** Terracotto

**Luminosity:** Bright

**Noise level:** Silent

**Parking:** None - Street

**Public transport:** Buses, Tram 8

**Building condition:** Excellent

**Year built:** 1500

**Neighborhood:** Central

**Condo expenses:**

**Other expenses:**

**Term:** Lt-1yr+

**Utilities active:**

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## Amenities:

- ✓ Air conditioning
  - ✓ Built in closets
  - ✓ Dining room
  - ✓ Double windows
  - ✓ High Floor 2+
  - ✓ Loft Bedroom
  - ✓ Safe Box
  - ✓ TV
  - ✓ Tub
  - ✓ View
  - ✓ Attic/Top floor
  - ✓ Children allowed
  - ✓ Dishwasher
  - ✓ Elevator
  - ✓ High ceilings
  - ✓ Previously rented
  - ✓ Satellite
  - ✓ Tennis
  - ✓ Two entry doors
  - ✓ Washing machine
  - ✓ Balcony
  - ✓ Close to park
  - ✓ Doorman
  - ✓ Fireplace
  - ✓ Internal stairwell
  - ✓ Public transport
  - ✓ Shower
  - ✓ Terrace
  - ✓ Utilities included
  - ✓ Wooden Ceils
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## Detailed Description:

Center-Historic Jewish Quarter: Elegant apartment situated in beautiful Palazzo Nobile. Entrance, spacious living with original wood frescoed ceilings, large modern dining and kitchen, 4 bedrooms, 4 Baths, small terrace. #1527

### Building-Area

This flat is located in one of the old Jewish Ghetto's most beautiful buildings, a historic 15th century noble palace with a lovely courtyard and full time doorman. The building was and still is the seat of an antique Roman Noble family of Spanish origin which came to Rome in the 15th Century. Located in the heart of the oldest Jewish Ghetto in Europe, this area is teeming with Roman and Ethnic restaurants, bars and cafes and is an elegant quarter walking distance to all of Antique Rome and Trastevere. The characteristic external facade of this Palace maintains its original look. Once inside, you may take the elevator or the Grand Stairwell. Lived in over the centuries by Nobles, Cardinals, Prelates and Artists, such as the French painter Poisson, the palace was also most notably used in many feature films, including the Talented Mr. Ripley and the Gattopardo.

Once entered through the monumental gates of the Palazzo, which has a full time doorman and elevator, one takes the elevator to the 4th floor. The apartment is approx. 220sq. m. and divided as follows:

This unique apartment was once a Noble's family home and is still owned by the Marchese and his wife, a professional decorator, and has been tastefully renovated and furnished to the highest standard. The flat has an elevator and only three external steps, in addition to three steps from the grand living room to the dining room. Encompassing circa 240sq. m. or circa 2700 sq. feet and is divided as follows: Two separate entrances, one directly into spacious double living room with 4 meter high ceilings, entirely covered in antique wooden frescos, antique marble fireplace, all tastefully decorated with a mix of modern and period pieces. Kitchen and Dining: Large, modern, fully equipped kitchen with breakfast island. Custom kitchen with lots of counter and storage space. Dining: Formal dining setting for 8 people. This beautiful room has original high ceilings and antique floors, three large windows overlooking one of the Jewish Quarter's most treasured Piazza's. Bedrooms: 4 Bedrooms in total located in well separated private area with its own entrance. Master Suite: Large double room with two windows overlooking piazza. Master Bath: On suite bath with shower and tub, w-c and bidet, fully resurfaced in marble. 2nd Bedroom: Second suite with high ceilings, double bed, overlooking piazza and on suite bath. 2nd Bath: Equipped with shower and tub, fully renovated. 3rd Bedroom: Third room with two single beds and on suite bath. 3rd Bath: Full bath with shower. 4th Bedroom: Up a single flight of stairs, we have a fourth bedroom with two beds and exit onto small livable terrace. 4th Bath: Located in common hall on lower level for use of guests and 4th bedrooms. Terrace: Lovely little terrace facing quiet internal court.

The entire apartment has air conditioning, high ceilings, is bright and silent and situated in a historical Renaissance landmarked building with a monumental stairwell in Rome's characteristic Jewish quarter.

Walking distance to quality shops, restaurants, bars and cafes, you can reach anywhere in the center of Rome by foot in just a few minutes.

### Apartment

This unique apartment was once a Noble's family home and is still owned by the Marchese and his wife, a professional decorator, and has been tastefully renovated and furnished to the highest standard.

The flat has an elevator and only three external steps, in addition to three steps from the grand living room to the dining room. Encompassing circa 240sq. m. or circa 2700 sq. feet and is divided as follows: Entrance directly into living room with

4 meter high, hand painted antique wood and frescored ceilings. Fireplace, (not working), and tastefully furnished with modern sofa's, Cable T.V. Kitchen: Spacious kitchen with table for 8 in addition to breakfast table for 8. Completely renovated , (2014), spacious and bright and with lovely views onto characteristic Piazza. Bedrooms: 4 total bedrooms. Master Suite: Large master suite with two beautiful windows overlooks Piazza, high ceilings, antique chandelier. On suite Bath: Completely renovated marble bathroom with tub and shower, double basin. 2nd Guest Suite: Lovely room with double bed, high ceilings, lots of natural light and view onto Piazza. On suite bath: Newly renovated, all marble bath with shower. 3rd Bedroom: Two single beds, view on Piazza and high ceilings. Second Level: 4th, Charming Boheme Bedroom located atop comfortable flight of stairs in the antique attic space. Two twin beds, tastefully decorated. 3rd Bath: 3 Bath servicing 3rd and 4 bedrooms with shower, separate laundry room. Terrace: Terrace is located adjacent to the upper bedroom and equipped with table for 6. Nicely decorated, this is a lovely outdoor space for sipping a glass of wine or reading.

This special apartment offers one the unique experience of living in a true Roman Noble's house, situated in the heart of the oldest Jewish Quarter in Europe. The apartment is fully equipped with quality linen, full kitchen, etc.

Centro-Quartiere ebraico storico: elegante appartamento situato nello splendido Palazzo Nobile. Ingresso, ampio soggiorno con soffitti originali affrescati in legno, ampia sala da pranzo e cucina moderna, 4 camere da letto, 4 bagni, piccola terrazza. #1527

#### Edificio-Area

Questo appartamento si trova in uno degli edifici più belli dell'antico Ghetto ebraico, uno storico palazzo nobile del XV secolo con un grazioso cortile e portiere a tempo pieno. L'edificio era ed è ancora la sede di un'antica famiglia nobile romana di origine spagnola che arrivò a Roma nel XV secolo. Situata nel cuore del più antico Ghetto ebraico d'Europa, questa zona pullula di ristoranti, bar e caffè romani ed etnici ed è un elegante quartiere a pochi passi da tutta l'antica Roma e Trastevere. La caratteristica facciata esterna di questo palazzo mantiene il suo aspetto originale. Una volta dentro, puoi prendere l'ascensore o la grande scalinata. Abitato nel corso dei secoli da nobili, cardinali, prelati e artisti, come il pittore francese Poisson, il palazzo è stato anche utilizzato in molti lungometraggi, tra cui Il talento di Mr. Ripley e Il Gattopardo.

#### Appartamento

Una volta entrati attraverso i cancelli monumentali del Palazzo, che ha un portiere e un ascensore a tempo pieno, si prende l'ascensore fino al 4° piano. L'appartamento è di circa 220 mq ed è suddiviso come segue: Due ingressi separati, uno direttamente in un ampio soggiorno doppio con soffitti alti 4 metri, interamente ricoperto di affreschi in legno antico, camino in marmo antico, il tutto decorato con gusto con un mix di pezzi moderni e d'epoca. Cucina e sala da pranzo: Ampia cucina moderna completamente attrezzata con isola per la colazione. Cucina personalizzata con molto bancone e spazio di archiviazione. Sala da pranzo: Sala da pranzo formale per 8 persone. Questa splendida sala ha soffitti alti originali e pavimenti antichi, tre grandi finestre che si affacciano su una delle piazze più preziose del quartiere ebraico. Camere da letto: 4 camere da letto in totale situate in un'area privata ben separata con ingresso indipendente. Suite padronale: ampia camera matrimoniale con due finestre con vista sulla piazza. Bagno padronale: bagno interno con doccia e vasca, wc e bidet, completamente ristrutturato in marmo. Seconda camera da letto: seconda suite con soffitti alti, letto matrimoniale, vista sulla piazza e bagno interno: 2° bagno: dotato di doccia e vasca, completamente ristrutturato. Terza camera da letto: terza camera con due letti singoli e bagno interno. 3° bagno: bagno completo con doccia. Quarta camera da letto: salendo una rampa di scale, abbiamo una quarta camera da letto con due letti e uscita su una piccola terrazza vivibile. Quarto bagno: situato nella sala comune al piano inferiore per l'uso degli ospiti e della quarta camera da letto. Terrazza: graziosa piccola terrazza che si affaccia sulla tranquilla corte interna. L'intero appartamento è dotato di aria condizionata, soffitti alti, è luminoso e silenzioso ed è situato in uno storico palazzo rinascimentale con una scalinata monumentale nel caratteristico quartiere ebraico di Roma. A pochi passi da negozi di qualità, ristoranti, bar e caffè, è possibile raggiungere qualsiasi punto del centro di Roma a piedi in pochi minuti.

Photos / Images:















