

# CROFT

## REAL ESTATE

Via Gesu e Maria, 25 - Rome, Italy  
Tel.: 06.321.2341 - Fax: 06.321.5087  
www.romeproperty.com info@romeproperty.com

---

**Property Code:** 1634

**Area:** HT01-CENTRO-Popolo-Spagna-Trevi

**Near:** Piazza Di Spagna

**Region:** Lazio

**Province:** Roma

**Property Type:** Apartment

**Floor:** 3

---

**Sqm:** 65

**Outdoor Sqm:** 0

**Outdoor Space:** None

**furnished:** Yes (fully)

**Type of decor:** Modern

**State of decor:** Excellent, New

**Total rooms:** 3

**Living room:** Bright, Newly Renovated

**Dining room:** In Living Area

**Double bedrooms:** 2

**Single bedrooms:** 0

**Bathrooms:** 2

**Bathroom type:** 2-both Shower, New

**Fridge/Freezer:** 1/2 Size Fridge

**Kitchen type:** Small

**State of Kitchen:** Excellent, New

**Cooking facilities:**

**Heating:** Independent Gas

**Floor type:** Marble

**Luminosity:** Bright

**Noise level:** Silent

**Parking:** None - Street

**Public transport:** Buses, Metro A

**Building condition:** Excellent

**Year built:** 1600

**Neighborhood:** Central

**Condo expenses:** €100.00

**Other expenses:**

**Term:** Sold-archived

**Utilities active:** Forfeit Utilities, Internet & Sky 150.00 Mo.

---

## Amenities:

- ✓ Air conditioning
- ✓ Close to park
- ✓ Elevator
- ✓ Previously rented
- ✓ Shower
- ✓ Tennis
- ✓ Washing machine

- ✓ Built in closets
- ✓ Dishwasher
- ✓ High Floor 2+
- ✓ Public transport
- ✓ Sofa bed
- ✓ Utilities included
- ✓ Wooden Ceils

- ✓ Children allowed
  - ✓ Double windows
  - ✓ High ceilings
  - ✓ Satellite
  - ✓ TV
  - ✓ View
-

## Detailed Description:

### Apartment

This flat is conveniently situated in a Palazzo d'Epoca with an elevator on a side street located between Piazza di Spagna and Via del Corso. Walking distance to the Metro A, shops, restaurants and near the Villa Borghese park, the flat was completed renovated to the highest modern standard and using quality materials in Sep 2014.

Approx. 80mq., the apartment is divided onto two levels as follows: -Entrance directly into a living-dining room with three large windows providing excellent light, tastefully decorated with quality modern pieces. -Kitchen: Small, open plan kitchen with 4 glass electric burners, microwave, washing machine and dishwasher, all custom done. -Bedrooms: One bedroom on this level with built-in closets, quiet and excellently decorated. -Bath: Fully renovated bath with shower. 2nd Level: On the second level is a second bedroom with a double bed and ensuite bath.

This lovely apartment has a comfortable, pleasant atmosphere. It is equipped with air conditioning, wi-fi, is bright, quiet and located in a lovely well-kept period building in an excellent area and has been renovated and furnished to a high modern standard.

**Spagna:** Ristrutturato 2 camere, 2 bagni, piano alto. Ingresso, soggiorno, con vista su Trinità dei Monti, cucina moderna, A/C, ascensore. Rif 1634

### **Appartamento**

L'appartamento si trova in uno stabile d'epoca con ascensore, in una piccola strada tra Piazza di Spagna e Via del Corso. A pochi passi dalla metro A, vicina alla zona commerciale e a Villa Borghese. L'appartamento è stato completamente rinnovato con materiali d'avanguardia e moderni nel Settembre dle 2014. Misura circa 80mq, ed è diviso su due piani come segue: -Ingresso diretto nel salone con tre ampie finestre, ben arredato con stile moderno. -Cucina: piccola cucina nel soggiorno con 4 fornelli elettrici, microonde, lavatrice e lavastoviglie. -Camere da letto: una camera su questo livello con armadi a muro, silenziosa e ben arredata, -Bagno: completamente ristrutturato con doccia. Secondo piano: al secondo piano si trova la seconda camera da letto con letto matrimoniale e bagno in camera. Questo fantastico appartamento è molto confortevole, luminoso, silenzioso e situato in uno stabile ben tenuto, in zona centrale, tutto ristrutturato e arredato in stile moderno.

---

Photos / Images:

