

## Penthouse for sale in Bologna Giardini Margherita € 1.190.000 Ref. CBI145-2073-5



**180 sq.m. | Bathrooms: 2 | Bedrooms: 3 | Rooms: 6**

Bologna - Murri - Via Gandino Adjacency

Penthouse - 180 m2 - Panoramic Terrace - Garage - Parking Space

In the renowned residential context that flanks the Margherita Gardens, an exclusive penthouse of 180 m2 is for sale. A further valuable element is the presence of a panoramic terrace which, surrounding the perimeter of the property, offers a 360° view of the Bolognese hills and surrounding areas.

The penthouse is located inside a 4-storey building with a lift.

Upon entering we find the entrance with wardrobe/wardrobe, which overlooks a large and bright living room with a large French window that allows access to the terrace.

This is followed by a spacious dining room with windows, which creates an ideal space for sharing moments of conviviality.

Continuing further into the living area there is the eat-in kitchen, with large French windows, laundry room and closet.

A corridor with spacious built-in wardrobes takes us to the sleeping area where we find two bedrooms, both with further access to the terrace, a study and a second bathroom with bathtub. In the master bedroom there is an en suite bathroom.

The property includes a shared parking space.

If desired, it is possible to purchase a garage of approximately 20 m2 inside the same building.

The property is in excellent condition with compliant systems, independent heating and air conditioning system.

Ref. 2073-5



Broker Manager Pasquale Fusco  
(Non-binding document for contractual purposes)

## Certification

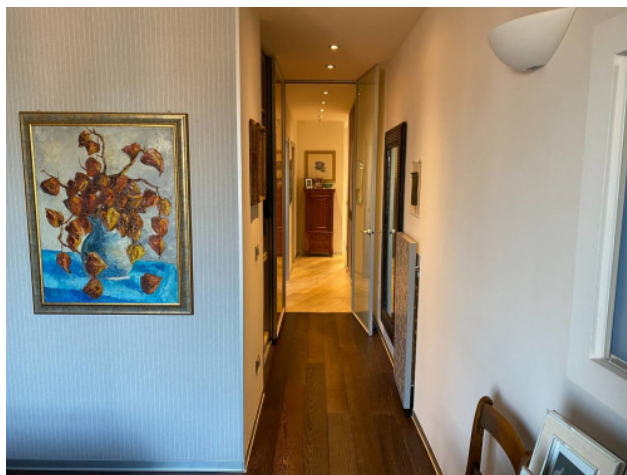
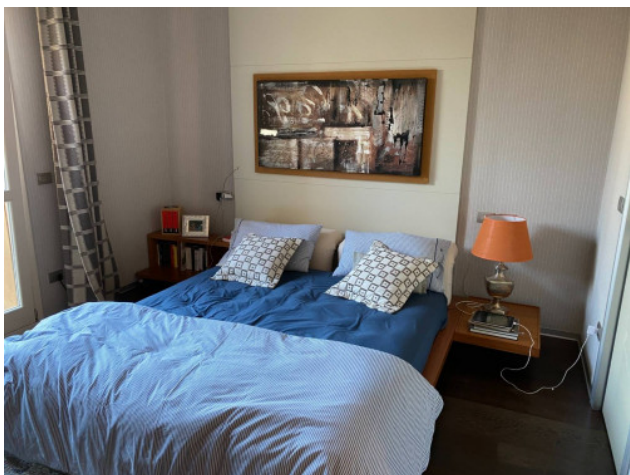
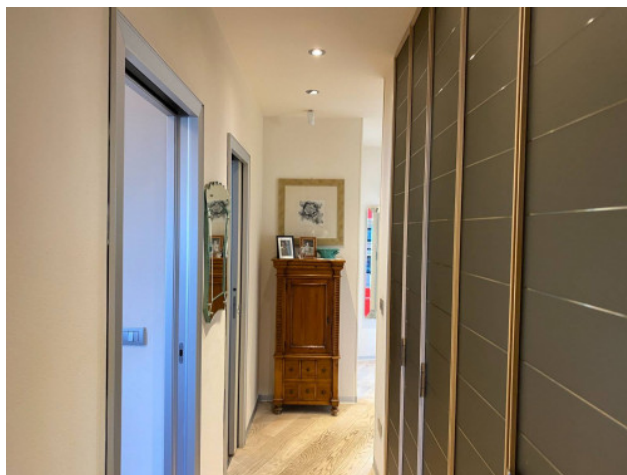
**Energy Class:** D

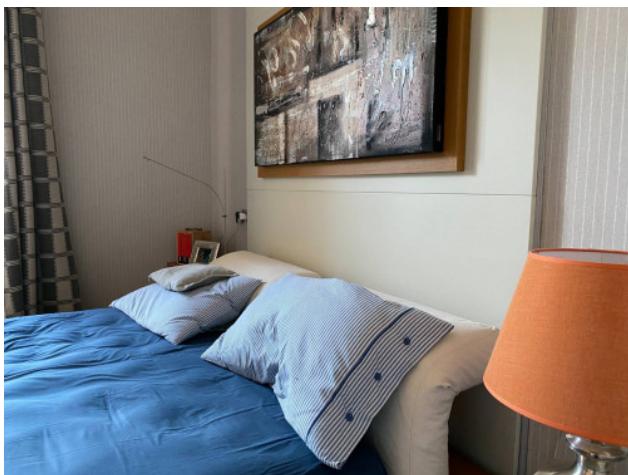
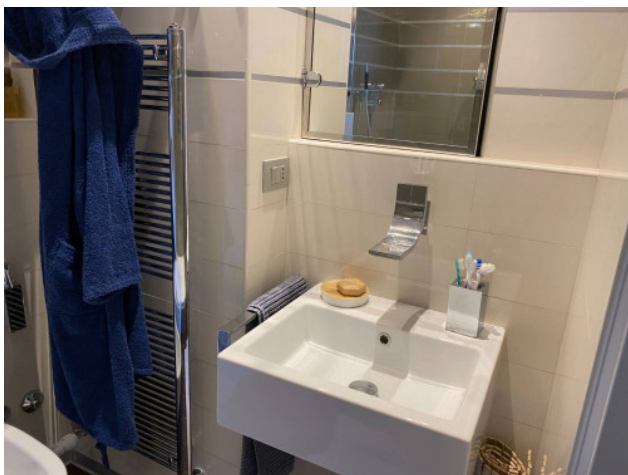
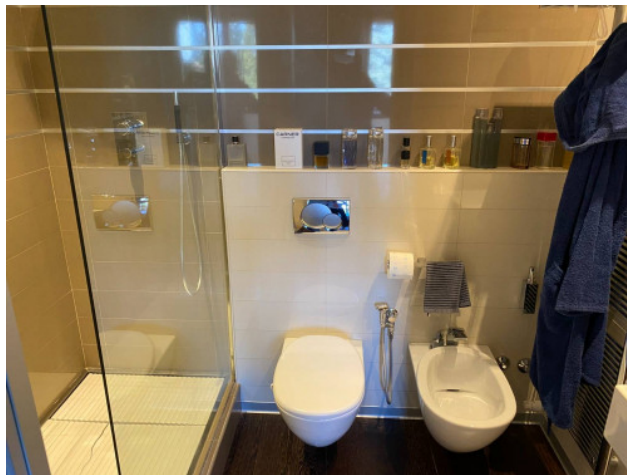
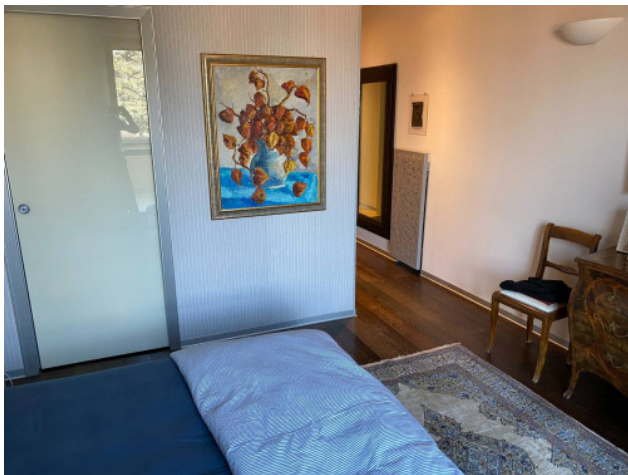
## Features

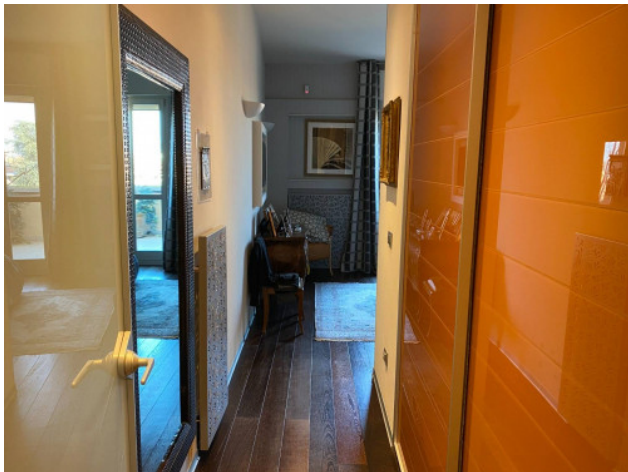
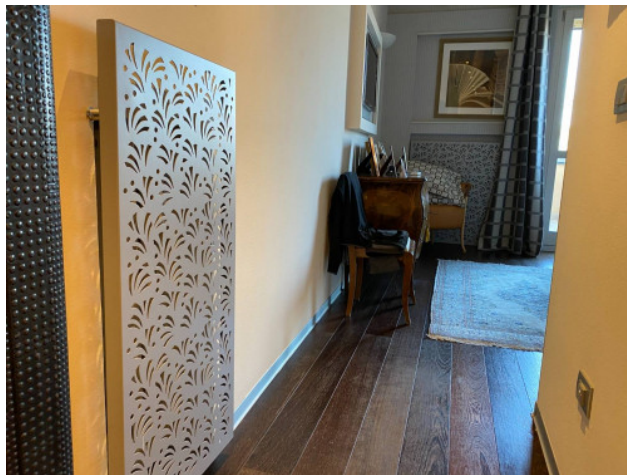
Property ID: CBI145-2073-5	Contract: Sale
Categoria: Penthouse	Address: Via Dei Borgognoni
Zip Code: 40137	Municipality: Bologna
Zona: Giardini Margherita	Total sqm: 180 sq.m.
Bedrooms: 3	Bathrooms: 2
Rooms: 6	Internal condition: Excellent
Floor: Attic	Total floors: 4
Independent heating: Central Heating with Counter	Lift: Yes
Date of construction: 1950	Current Status: Available after the deed of sale
Condominium costs: € 292	Terrace: Present, 140 sq.m.
Kitchen: Regular Kitchen	Garage: for one car, 17 sq.m.



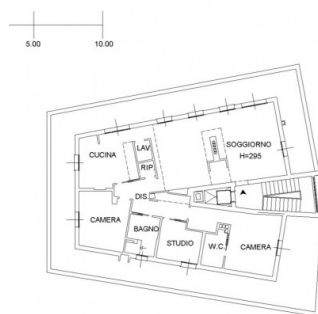












PIANO QUINTO ATTICO