



COLDWELL BANKER

BODINI
INTERNATIONAL REAL ESTATE

Gruppo Bodini
Piazza Dante Alighieri, 43 - 73013 Galatina (LE)
(+39) 0836211782

Building for sale in Taranto

€ 1.100.000

Ref. CBI104-622-137



389 sq.m. | Bathrooms: 5 | Bedrooms: 3 | Rooms: 9

TARANTO - HISTORICAL CENTER

In the evocative setting of Piazza Castello, the vital hub of city activity and the pulsating soul of the historic center of Taranto, we present a magnificent prestigious apartment on several floors, with a surface area of approximately 380 square metres, enriched by a level terrace and an area spa with swimming pool on the ground floor. This extraordinary property is located inside a historic building dating back to the 19th century and offers an enchanting view of the eighteenth-century Church of Sant'Agostino.

The building, in impeccable condition, is equipped with a modern lift which guarantees easy access. This residence masterfully combines the grandeur of the historic building with cutting-edge design, using high-quality materials, refined finishes and energy efficiency that transforms the spaces into a sophisticated environment with an eclectic personality.

The property has three independent entrances, one for each floor, facilitated by a large modern lift. A majestic iron staircase, which offers a perspective view of the living area, connects the two main floors. The main entrance opens onto a large open-plan area, including a lounge area and a refined bar corner with cocktails and wine bar with a surprising visual impact and refined design. Additionally, you will find a study space, a bathroom and two bedrooms, of which the master bedroom features a spacious walk-in closet and a private bathroom, thus completing the first floor.

The second floor offers a generous living area with a dining room characterized by a parquet floor, a designer kitchen with induction hobs and an elegant retractable wardrobe, as well as a fully equipped terrace for moments of conviviality. Nearby, there is a bedroom currently used as a study/office, with private bathroom, a laundry room and a guest bathroom. Furthermore, a second entrance allows

Gruppo Bodini

Piazza Dante Alighieri, 43 - Galatina (LE) - (+39) 0836211782
galatina@cbitaly.it - <https://www.coldwellbanker.it/en>
VAT 04954530962



direct access to the living area.

An exclusive feature of this charming apartment is the presence of a spa on the ground floor, complete with Turkish bath and a swimming pool with a counter-current swimming system, accessible directly from the house via a private lift.

This property is equipped with state-of-the-art systems, including underfloor heating and cooling, a sophisticated alarm system, security doors and a Wi-Fi system. In addition, a convenient parking area is included on the ground floor, adjacent and connected to the spa area.

The apartment has been recently renovated in a modern style, with attention to maintaining the original architectural features, such as the concrete load-bearing columns, and the use of microcement floors, which give the spaces a sense of spaciousness and continuity, guaranteeing standard very high living spaces, with an efficient and functional distribution of the rooms. This renovation respects local construction traditions, but also embraces a contemporary design philosophy, establishing a harmonious dialogue between the classicism of the place and the modernity of comfort and lifestyle.

Taranto is located 70 km from Brindisi airport and 100 km from Bari airport.

Certification

Energy Class: A1

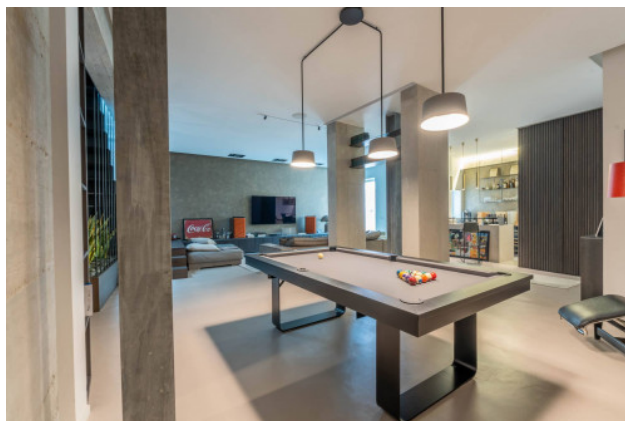
EPglnr: 59.23 kwh/□

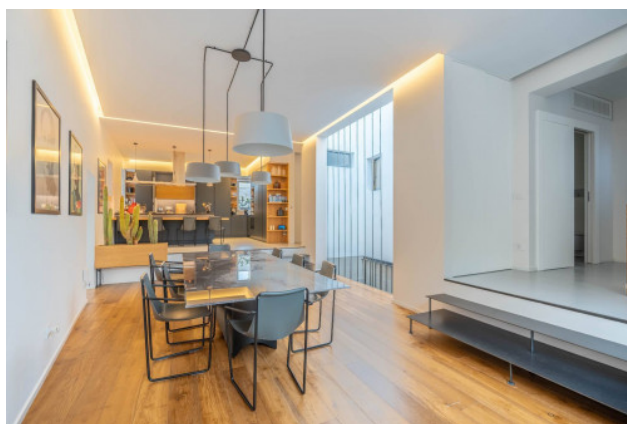
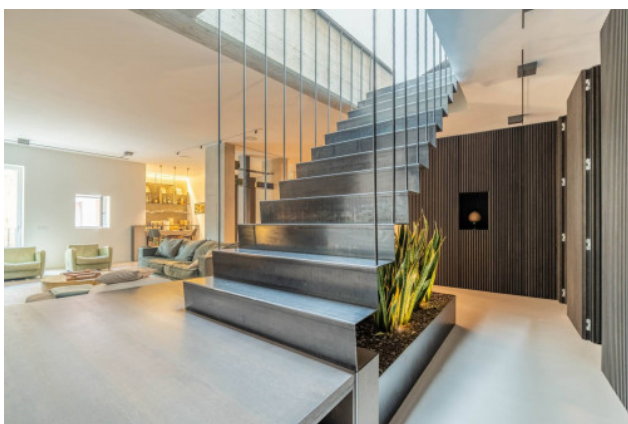
Features

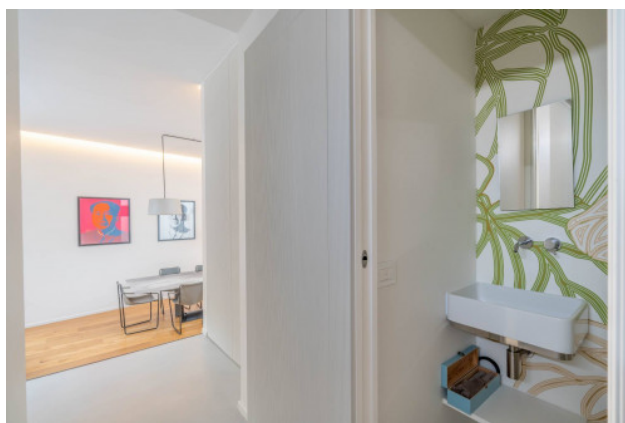
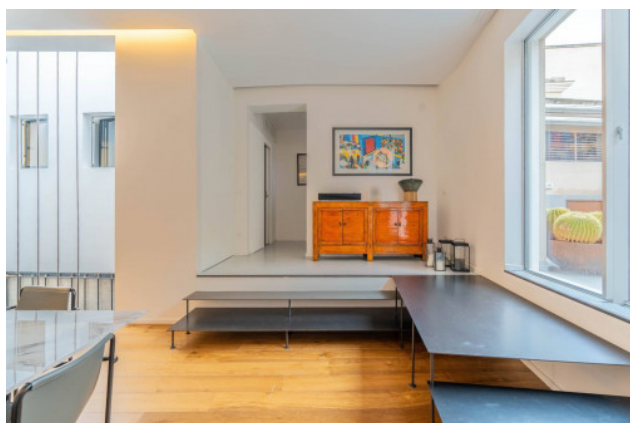
Property ID: CBI104-622-137	Contract: Sale
Categoria: Building	Address: Vico Sant'Agostino, 7
Municipality: Taranto	Total sqm: 389 sq.m.
Bedrooms: 3	Bathrooms: 5
Rooms: 9	Internal condition: Excellent
Floor: Multi-Storey	Total floors: 3
Independent heating: Heating	Lift: Yes
Date of construction: 1700	Current Status: Available after the deed of sale
Condominium costs: € 290	Balconies: Present, 15 sq.m.
Terrace: Present, 30 sq.m.	Sea distance: 100 meter
Kitchen: Regular Kitchen	Garage: for one car, 17 sq.m.

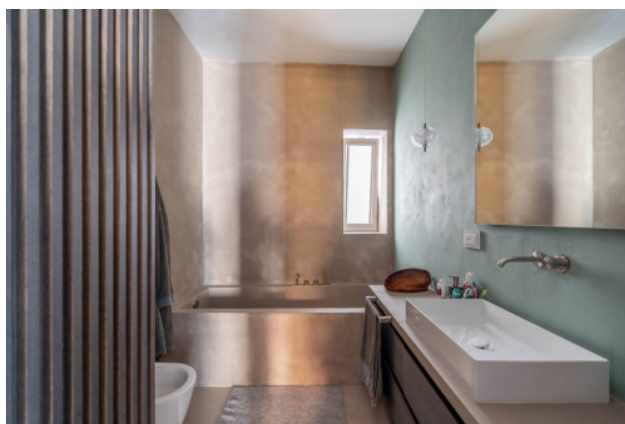
Nearby

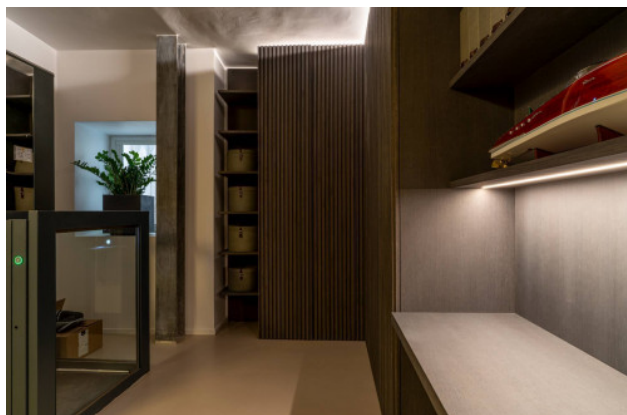
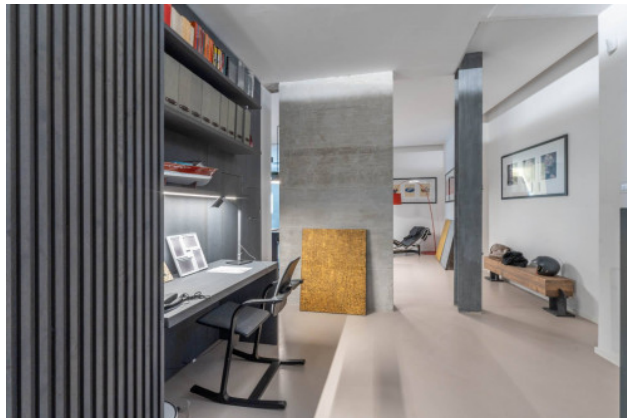
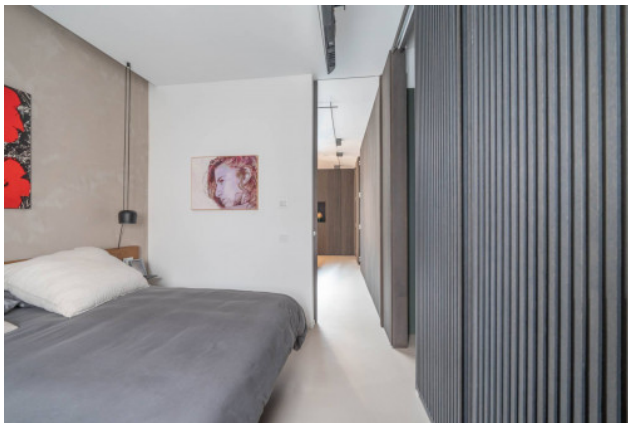
Gyms	Spa
Football Fields	Fitness Centers
Tennis Courts	Bike Lanes
Playgrounds	Railway Station
Public Transport	Kindergarten
Elementary Schools	Schools
High Schools	Cafe
Post Offices	Shopping Centers
Municipal Offices	













H 3.20

