

# Via Newton

## Rif: T2256



Information	
Price	€ 620.000,00
Square footage	102 sqm
Year of construction	1960
Floor	1
Maintenance	New
Rooms	1
Kitchen	open
Bathrooms	2 + laundry space
Box	None
Heating system	Independent
Condominium fees	€ 1.500
Energy rating	A4 – 100 kWh/sqma

Via Newton – San Siro. In a well-positioned and served residential area, we offer a beautiful and bright 102sqm loft on two levels, completely renovated with fine finishes, ready to be inhabited.

On the first level we find the entrance, bright living area with open kitchen, a bathroom and the laundry area. Going up to the second level, connected by an internal staircase, the sleeping area includes an elegant bathroom finished in porcelain stoneware.

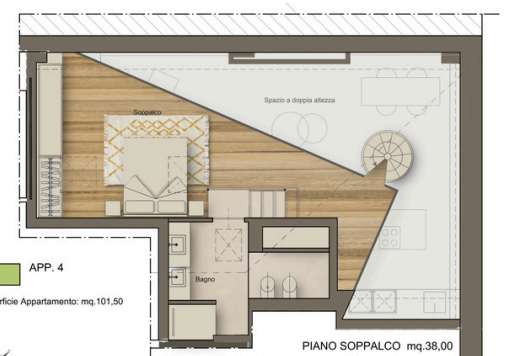
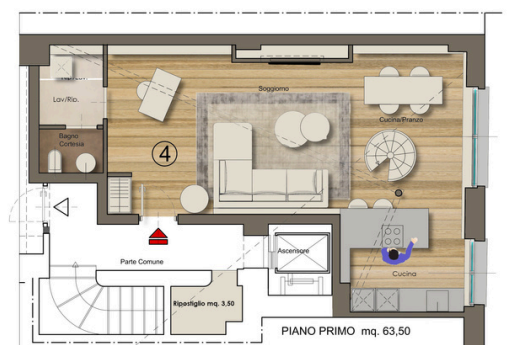
Features that complete this exclusive proposal:

- Alarm system and video intercom for your peace of mind.
- Armored door for greater security.
- Independent air heating and cooling with MITSUBISHI heat pump for an ideal climate in every season.
- Flooring in 20x200 oak planks.
- Bathroom with large FLORIM stoneware covering, BREM matt white radiators, MEGIUS satin aluminum shower cubicle and GALASSIA sanitary ware with matt white finish.
- NEWFORM brushed steel taps.
- Predisposition for fiber connection and electrical system B-TICINO MATIX-GO series in white and grey.
- Custom-made internal doors of the flush-to-wall type with matt lacquer.
- Photovoltaic system, high energy efficiency, classified in class A
- Centralized antenna with satellite and domestic hot water system with autoclave

Ideal location: near the MM Lilla Segesta, a few steps from the San Siro Stadium and the Terme de Montel, the largest urban thermal park in Italy soon to open in April 2025, with easy access to the ring road and the motorway. The area is full of services, making daily life comfortable and pleasant.

Don't miss the opportunity to invest in a property that combines elegance, functionality and sustainability. Price € 620,000.00.

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**monti32**  
I M M O B I L I

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