

**in sale a Verona**  
**Ponte Catena**  
**€ 185.000**  
**Ref. AD176-1**



**50 sq.m. | Bathrooms: 1 | Bedrooms: 1 | Rooms: 2**

In the Ponte Catena area, in a quiet and well-served residential area, we offer for sale an elegant two-room apartment currently being renovated, ideal for those seeking a modern, refined, and move-in ready solution.

The apartment stands out for its attention to detail and the choice of sophisticated materials, giving the rooms a contemporary and welcoming style. The spaces have been carefully designed to ensure comfort, functionality, and aesthetics, creating a harmonious and bright environment.

The property comprises a living area with a lounge and open-plan kitchen, a comfortable bedroom, and a modern bathroom finished with high-quality materials. The renovation has enhanced every space with elegant, superior-quality solutions.

The location is another strong point: its proximity to the Borgo Trento Hospital makes the property particularly attractive as an investment, ideal for rental to healthcare personnel, doctors, or residents working at the hospital.

Perfect as a primary residence for singles or couples, or as a secure and easily rentable investment property, thanks to its strategic location and quality.

A refined, ready-to-live-in solution that combines quality, comfort, and great yield potential.

## **Certification**

Energy Class: D

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## Property details

**Address:** Via Alvise Mocenigo, 8

**Zip Code:** 37138

**Bedrooms:** 1

**Bathrooms:** 1

**Rooms:** 2

**State of Preservation:** Restored

**Level:** 1

**Total Floor:** 6

**Heating:** Central Heating with Counter

**Lift:** Yes

**Age Construction:** 1975

**Building Costs:** € 50

**Balconies:** Present, 4 sq.m.

**Kitchen:** Kitchenette

## Features

Telephone System

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**PIANO PRIMO**

