



Apartment with views in Cagliari old centre



Agent Info

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Listing details

Property for: Sale
Price: EUR 380,000

Location

Country: Italy
State/Region/Province: Sardinia
City: Cagliari
Address: viale trieste, 69
ZIP code: 09123
Posted: Apr 17, 2024

Description:

Apartment Trieste
central with a panoramic view

In one of the old districts of Cagliari, we offer a very bright and large apartment in viale Trieste, with a panoramic view of S. Gilla lagoon.

In the old district Stampace, a few hundred metres from the railway station, the port and the town hall, Apartment Trieste is located on the fourth floor, with lift, in a building on the corner of viale Trieste and via Pola, with an entrance on viale Trieste.



This very bright and spacious apartment measures 189 sqm and has three balconies overlooking viale Trieste and via Pola, with views of the S. Gilla lagoon, the mountains behind and a glimpse of the port. The apartment comprises an entrance room, a large living room, a sitting room, five bedrooms, the kitchen and two bathrooms.

Partially renovated with parquet and double glazed windows, the property is in a good state with heating with heat pumps.

No condominium works are necessary as the facade was redone in 2022.

Cost of the condominium: 80 euros per month.

Energy class G, IPE > 175 Kwh/m2 per year - data awaiting certification.

Price: euro 380000.

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<https://www.sardahousing.com/en/real-estate/apartment-for-sale-cagliari-apartment-viale-trieste/>

https://youtu.be/qYS_C56AdTw

Cagliari and its Districts

A stronghold on seven hills in the middle of the Golfo degli Angeli, where the great peoples of the "mare nostrum" left indelible traces.

The striking landscape setting of Cagliari adds value to the complex universe of art and tradition of this town. All around it you find from the promontory of the Sella del Diavolo (Devil's Saddle) with the coves of Calamosca, to the tourist port of Marina Piccola and the long Beach Poetto with the ponds (Park of Molentargius and old saltworks), through the Mediterranean Park of Monte Urpinu, up to the other area of ponds west of the gulf.

A crossroad

New:	No
Condition:	Good

Common

Bedrooms:	5
Bathrooms:	2
Finished sq. ft.:	189 sq m
Floor Number:	4

Room details

Total rooms:	7
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Utility details

Heating:	Yes
Heating Type:	Heat pump
Heating Fuel:	Electric
Cooling Type:	Other

Energy efficiency

Energy Consumption:	G
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Energy Use (kWh/m²/year): 175
Energy Emissions: G

Building details

Parking: No
Building Amenities: Elevator
Outdoor Amenities: Balcony/patio
Number of Floors: 8
View: City, Mountain, Water

Lease terms

Date Available:

Additional information

Website URL: <https://www.sardahousing.com/en/real-estate/apartment-for-sale-cagliari-apartment-viale-trieste/>

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