



## Duplex penthouse for sale, 150m<sup>2</sup>, semi furnished, 2 bedrooms, 2 bathrooms, 1 parking space, Sogipa, São João, POA/ RS



### Agent Info

Name: António Pereira  
Company: ITHLUX  
Name:  
Country: Portugal  
Experience since:  
Service Type: Selling a Property  
Specialties:  
Property Type: Apartments  
Phone:  
Languages: Portuguese  
Website:

### Listing details

Property for: Sale  
Price: USD 716,525.05

### Location

Posted: Nov 02, 2023

#### Description:

Great penthouse with terrace, 150m<sup>2</sup> private, and 190m<sup>2</sup> of total area.

It has 2 large bedrooms, living room for two environments, toilet, social bathroom, kitchen, service area, maid's quarters.

Semi-furnished, in the upper part it has intimate living, large lounge with barbecue and open terrace.

With a covered and deeded parking space.

Great location in the São João neighborhood, close to schools such as Colégio Faculdade Dom Bosco Clube Sogipa,

supermarkets. Residential Building, located in the São João neighborhood, close to Dohms Higienópolis, SOGIPA, CIEE Theater and Américo Vespucci Street. Building consisting of 1 tower, of 2 floors, with 1 unit per floor, with Intercom, Garden and no Elevator. It accepts financing and FGTS.

Request information and schedule a visit with our Cintia Bulgari Broker. Condominium: R\$600,00

IPTU (tax):R\$130,00x10 Bairro São João

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São João is a neighborhood located in the north zone of Porto Alegre. It is considered the geographic center of the North Zone, being crossed by two of the main avenues of the capital of Rio Grande do Sul, Benjamin Constant Avenue and Assis Brasil Avenue.



In the São João neighborhood is located the José Eduardo Utzig viaduct, which is part of the 3rd Perimetral, providing easy access between the north, east and south zones of the city, transforming Rua Dom Pedro II into one of its main access and circulation routes.

With plenty of green and wooded areas for hiking and exercising. For those looking to live in a residential, quiet neighborhood with amenities nearby, São João is a great choice

The surrounding neighborhoods are: São Geraldo, Higienópolis, Santa Maria Goretti and Anchieta .

- REF: ITH2332

New:	No
Built:	2010

### Common

Bedrooms:	2
Bathrooms:	2
Finished sq. ft.:	150 sq m

### Lease terms

Date Available:

### Contact information

IMLIX ID:	ITH2332
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