



## Stunning 3 Bed Apartment For Sale in Florence Tuscany Italy



### Informações do Revendedor

Name:	Niall Madden
Nome da Empresa:	Esales Property Limited
País:	Reino Unido
Experience since:	2002
Tipo de Serviço:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefone:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 400,118.56

### Localização

Country:	Itália
State/Region/Province:	Toscana
Cidade:	Florença
Address:	VIA FRANCESCO GEMIGNANI
CEP:	50127
Adicionado:	28/07/2023

Informação adicional:

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Esales Property ID: es5553651

VIA FRANCESCO GEMIGNANI  
FLORENCE  
TUSCANY  
50127  
Italy

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Italy is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.



The property is being sold with tenant in place guaranteeing excellent rental returns each year.

Three-room apartment located on the fourth floor with lift. The flat is composed as follows: entrance, comfortable living area with kitchen and access to a nice front terrace, storage room, hallway, and balcony. The entire area is well served by public transport and makes it possible to get in and out of the city quickly due to its proximity to the main roads.

Florence Cathedral dominates the skyline, and gives it real character and grace with its famous red dome. If you're an art-lover, no trip to this beautiful city is complete without a visit to Uffizi Gallery. Home to works initially collected by the Medici family, the gallery now houses the largest collection of renaissance art in the world. Adoration of the Magi by Leonardo da Vinci and Primavera by Sandro Botticelli are just two of the iconic works that take pride of place in this stunning gallery.

If you're looking for some retail therapy, you'll find it at the historic Ponte Vecchio, which is a Medieval bridge that hosts, among other things, some authentic Italian jewelry shops. Delve into the military history of this Tuscan city by taking a look around Palazzo Vecchio — an eye-catching fortified palace that dates back to the 13th century. In fact, wherever in the city you are, you'll find historic landmarks, jaw-dropping architecture and a quintessentially Italian ambience.

## ABOUT THE AREA

Florence, capital of Italy's Tuscany region, is home to many masterpieces of Renaissance art and architecture. One of its most iconic sights is the Duomo, a cathedral with a terracotta-tiled dome engineered by Brunelleschi and a bell tower by Giotto. The Galleria dell'Accademia displays Michelangelo's 'David' sculpture. The Uffizi Gallery exhibits Botticelli's 'The Birth of Venus' and da Vinci's 'Annunciation'.

Cradle of the Renaissance, romantic, enchanting and utterly irresistible, Florence (Firenze) is a place to feast on world-class art and gourmet Tuscan cuisine. Few cities are so compact in size or so packed with extraordinary art and architecture masterpieces at every turn. The urban fabric of this small city, on the banks of the Arno river in northeastern Tuscany, has hardly changed since the Renaissance and its narrow cobbled streets are a cinematic feast of elegant 15th- and 16th-century palazzi (palaces), medieval candle-lit chapels, fresco-decorated churches, marble basilicas and world-class art museums brimming with paintings and sculptures by Botticelli, Michelangelo et al. Unsurprisingly, the entire city centre is a Unesco World Heritage Site.

Italy's fashion industry was born and bred here. Homegrown designers Guccio Gucci and Salvatore Ferragamo opened haute-couture boutiques in Florence in the 1920s and shopping in the Tuscan capital has been stylish ever since. A-lister fashion houses lace Via de' Tornabuoni and a Pandora's box of specialist boutiques selling all manner of beautiful objects parade alongside family-run botteghe (workshops) in a glorious tangle of medieval backstreets. Watch fourth-generation Florentine goldsmiths and shoemakers at work, buy artisan scents evocative of the Florentine countryside and Tuscan sea breeze, and know the tag 'Fiorentina' is one of the finest international labels going.

Quality produce sourced locally, seasonally and sustainably is the holy trinity and Florentines share an



enormous pride in their culinary tradition. Their city, surrounded by wine-rich hills, is a gourmet paradise where eating and drinking exceedingly well is mandatory. Be it a traditional bowl of earthy ribollita (bean, bread and veg soup), a tripe panino at a family-run food truck or a blue T-bone steak served in a market trattoria unchanged since 1915, dining in Florence is timeless and memorable. Raw cuisine, fish bistros, craft cocktails and the dazzling creativity of modern young Tuscan chefs add contemporary edge.

Stand on a bridge over the Arno several times in a day and the light and mood changes every time. At sunset hike to Piazzale Michelangelo to be dazzled by a palette embracing every known shade of soft pink, orange and fiery amber. Surprisingly small as it is, Florence looms large on the world's 'must-sees' list – and not just for its unmatched treasure chest of art. Rich in culture, backdropped by history and anchored by family, faith and food, the Florentine lifestyle is enviably sweet. Enjoy a go-slow afternoon passeggiata, indulge in an aperitivo at dusk, savour la dolce vita.

## MAiN FEATURES:

- 120m<sup>2</sup> of living space
- 3 Bedrooms
- 2 Bathrooms
- Stunning Views
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Italy
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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## Comum

Quartos de dormir:	3
Banheiro:	2
Pés quadrados acabados:	120 m <sup>2</sup>
Tamanho do lote:	120 m <sup>2</sup>

## Lease terms

Date Available:

## Informação adicional

Virtual tour URL: [https://www.youtube.com/embed/SOszMHkii0?version=3&rel=1&showsearch=0&showinfo=1&iv\\_load\\_policy=1&fs=1&hl=en-GB&autoplay=2&wmode=transparent](https://www.youtube.com/embed/SOszMHkii0?version=3&rel=1&showsearch=0&showinfo=1&iv_load_policy=1&fs=1&hl=en-GB&autoplay=2&wmode=transparent)

## Contact information

IMLIX ID: IX4.693.348



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