Serimm srl
Via Alfredo Catalani 22 - 55100 Lucca
Phone number +39 0583 494 326

Apartment for Sale in Lucca
Centro storico
€ 800.000
Ref. A734



300 sq.m | Bathrooms: 2 | Bedrooms: 4 | Rooms: 8

Flat for sale in Lucca.
A prestigious flat for sale in the historic centre of Lucca, measuring approximately 300 square metres, with a balcony.
The property is situated within a stately building, on a quiet street yet just a short walk from the city's main streets and squares, as well as the most renowned restaurants, cafés, shops and all the main amenities. The building opens onto a large loggia and is fitted with a lift. The lift leads directly to the flat's floor, without the need to climb any further steps.

The property is spread over two levels – the ground floor and first floor – and is accessible both directly from street level and via the building's entrance hall.
The unit, originally used as professional offices, has already been rezoned for residential use and lends itself to a modern reorganisation of the spaces. Although it requires some renovation work, it features high-quality finishes and has the potential for a variety of uses, making it ideal as a main residence, a second home or for tourist lettings.
The generous floor area and the numerous large windows allow for a new layout design, tailored to the future buyer's preferences, with the possibility of clearly separating the living area from the sleeping area.
A convenient internal staircase leads to the ground floor, where it would be worth considering creating a study, a laundry room or other possibilities, given the ample space available.
Thanks to its prime location in the heart of the historic centre, this property represents an attractive opportunity for those wishing to

live in an exclusive setting, characterised by the charm of historic architecture and the convenience of having all amenities within walking distance. The layout of the rooms and the generous internal floor area allow for a variety of living arrangements to be envisaged, making the most of the existing spaces and adapting them to the most modern requirements for comfort and functionality.
The property also stands out for the brightness of its rooms, enhanced by the numerous windows, and for the elegant setting in which it is situated – features that contribute to increasing its value and appeal. The architectural features, combined with the possibility of fully customising the interiors, make it possible to create a prestigious residence or a property investment in one of Tuscany's most appreciated cities.

Property Informations

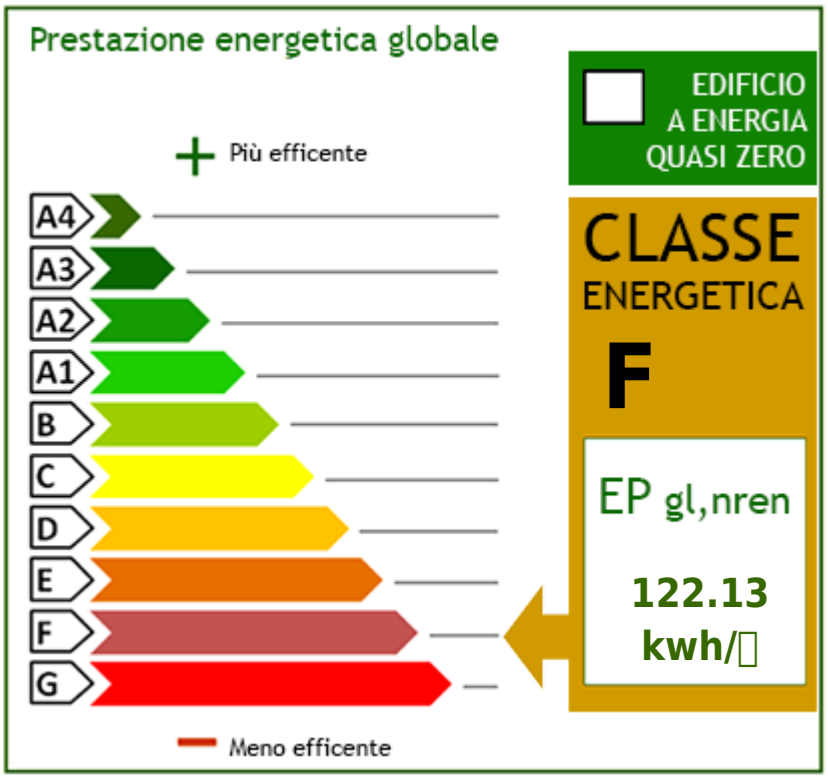
Bedrooms: 4	**Bathrooms**: 2
Rooms: 8	**State of maintenance**: Good
indipendent heating: indipendent	**Lift**: Yes
Age: 1900	**Actual state**: Free
Balcony: Yes	**Kitchen**: Large kitchen

Features

Restoration project	City	Town
Historic Center		

Nearby

Gyms	Bike Lanes	Playgrounds	Public Transport
Elementary Schools	Schools	High Schools	Cafe
Post Offices	Municipal Offices		



















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