



COLDWELL BANKER
PRIME PROPERTIES

Coldwell Banker Prime Properties
Viale Virgilio 4 - 47838 Riccione
P.IVA e C.F.: 14659311006
Tel.: 05411412040

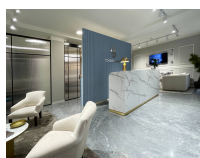
Apartment for Sell in Riccione - Area: ABISSINIA

📍 Viale Enrico Toti, Rimini, 47838 (RN)

833.000€



Contact info



Coldwell Banker Prime Properties

**Coldwell Banker Prime
Properties**

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Description

New apartment in the Abissinia area, quiet and close to the sea.

In the heart of the Abissinia district, one of Riccione's most prestigious and sought-after neighborhoods, just steps from the sea and convenient to all major amenities, we offer a newly built apartment in an elegant residential complex of just six units.

The building, completed at the end of 2025, is located on a cul-de-sac, away from traffic and railway lines, in an extremely quiet and private setting.

The building is constructed with state-of-the-art systems such as mechanical ventilation, air conditioning, underfloor heating, high-efficiency windows, a water softener, and a photovoltaic system, to ensure living comfort and high energy efficiency.

The apartment opens onto a spacious living room with a kitchen setup. Alternatively, a separate kitchen can be created thanks to a second connection already provided in a windowed room adjacent to the living room. The living area is completed by a covered and easily accessible loggia, ideal for al fresco lunches and dinners.

The sleeping area features two bedrooms and two bathrooms, one en suite; one of the bedrooms has a balcony. Completing the property is a utility room adjacent to the entrance, ideal for storage.

An 18m2 garage is available for separate purchase, with direct elevator access to the apartment.

An ideal solution for those who want to experience the sea all year round, in a modern, private, and high-end setting, or as an investment.

Details



Property ID: CBI099-1008-520845



Surface: 111.00 m²



Rooms: 4



Bathrooms: 2



Energy Class: A4 EP glnr: 17.38 kwh/m²



Bedrooms: 2

Property Features



Floor: 2



Conservation status: **Excellent**



Current condition: **Free upon deed**



Surface: **111.00 m²**



Rooms: 4



Bedrooms: 2



Bathrooms: 2



Kitchen: **Exposed**



Position: **Central**



Elevator: 1



Balconies: **Presente**



Garden: **Private,**



Terrace: **Present**

Images









