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24RE

Coldwell Banker 24RE  
Via Costantino Morin, 34 - 00192 Roma  
P.IVA e C.F.: 17290641004  
Tel.: 0686665271

# Apartment for Sell in Roma - Area: Talenti

📍 Via Roberto Bracco, Roma, RM

269.000€



## Contact info



Coldwell Banker 24RE

**Federico  
QUATTROCCHI**

Phone: 3450613105

Mobile: 3450613105

Email: federico.quattrocchi@cbitaly.it

# Description

## Talenti – Via Roberto Bracco

In the heart of the Talenti district, in a quiet, green, and well-served residential area, we are pleased to offer for sale an apartment located on the second floor of a well-maintained brick-faced building.

The property comprises an entrance hall, a living room, a spacious eat-in kitchen, one bedroom, one bathroom, and two balconies that provide excellent natural light and pleasant outdoor space. The layout offers several customization possibilities, making this apartment particularly appealing to those looking to create a tailor-made home in one of the most sought-after neighborhoods in northern Rome.

The apartment requires renovation, representing an excellent opportunity both as a primary residence and as an investment property, thanks to the strong housing demand in the area. All essential services are conveniently located nearby, including supermarkets, shops, schools, green spaces, sports facilities, and public transport connections to the rest of the city.

Its strategic location, elegant residential setting, and significant potential for value enhancement make this property an attractive option for anyone seeking a secure investment or a first home to customize according to their own tastes and needs.

Some of the published images are photorealistic renderings created for illustrative purposes only and depict possible renovation and interior design solutions. These images are intended solely as examples and do not constitute a contractual element.

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# Details



Property ID: CBI177-2196-9836



Surface: 70.00 m<sup>2</sup>



Rooms: 2



Bathrooms: 1



Energy Class: E



Bedrooms: 1

# Property Features



Floor: 2



Conservation status: **Good**



Current condition: **Free upon deed**



Surface: 70.00 m<sup>2</sup>



Rooms: 2



Bedrooms: 1



Bathrooms: 1



Kitchen: **Habitable**



Position: **Semi-central**



Elevator: 1



Balconies: **Presente**

# Nearby



Gyms



Wellness Centers



Soccer Fields



Sports Complexes



Tennis Courts



Bike Paths



Playgrounds



Train Station



Public Transportation



Kindergarten



Elementary Schools



Middle Schools



High Schools



Cafes / Bars



Post Offices



Shopping Centers



Municipal Offices / Town Halls

# Images







