

Art Nouveau residence in the "Oltrepo' Pavese" area - Broni



Price on request

Ref. RH2402011

Contact us

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 Surface
450,00 sqm

 Rooms
8

 Bedrooms
4

 Bathrooms
6

 Energy label
D

 from Milan
65

 Altitude
88,00 m asl

 Green
750 sqm

"By choice and by passion.. "

The images realistically describe the elegance and classicism of this **Art Nouveau Villa of the early twentieth century**, we can add some notes assuring you, without any doubt, that we are proposing an interesting property for those who aspire to a **residence of character**.

The Villa was the subject of a complete restoration work by the architect Tagliapietra of Milan in 1997, a work carried out in a workmanlike manner. The careful choice of the craftsmen has contributed to an excellent result, in the laying of the Venetian stucco, in the creation of the mosaics of the doussie parquet floors, in the processing of the wrought iron of the railing of the internal and external staircase, operators today we know are almost impossible to find.

In the **living area**, the choice of inserting columns has made it possible to create a unique environment so that at the entrance we can perceive with a single glance the living room on the left with its sober fireplace inserted in the boiserie made of oak wood, the staircase in the center irradiated by the light of the window behind with a pleasantly scenographic effect and finally the white windows of the second living room on the right.

Brightness is a characteristic of this dwelling that you will perceive through every room.

The walls have a neutral tone perfect for both modern and antique furnishings, an excellent choice as well as that for the designs of the ceramics that **harmonize** with the finishes of the floors, the tops of the washbasins with the lights of the ceilings, a path studied in detail that gives this residence pragmatism mixed with enchantment.

Wandering around the rooms, beauty envelops us and we also find the comfort of a living designed to make the daily flow of home times fluid. Going up to the first floor we have a quiet environment consisting of: a suite with private bathroom and terrace, a bedroom with private bathroom and hallway, a study, an additional disengaged bathroom, **privacy and silence assured**. Then, if we have guests or want to play a few games, in the basement there is a large living room with a pool table, a third sitting room with a corner fireplace, and an additional kitchen. Finally, the laundry area. **Outside**, there are hedge trimmings and flower beds, a touch of green that requires little

attention so that you can enjoy being outdoors in complete relaxation.

The Villa is also built with attention to ^{energy saving,} internal cladding, insulated roof and windows with double glazing of the latest generation, we are in Class D.

This Property is part of the range of residences sought after by lovers of the Art Nouveau style, ambitious people who love to surprise and surprise themselves, who aspire to elegance, and who seek beauty above all in the details. What we have forgotten can only surprise you, our team remains available to listen to your needs and evaluate if this solution can become your next residence.

Extras: Hydromassage bathtub; Basement with Billiard room, living room and kitchen

Accessories: Box