



E&V ID: W-04AO0P

90133 PALERMO — VIA GIOVANNI MELI 39, PALERMO

Prestigious 18th-century apartment

TOTAL SURFACE

~360 m²

NUMBER OF BEDROOMS

6

TOTAL NUMBER OF BATHROOMS

6

ASKING PRICE

€1,300,000



Property Details

Total Surface	Number of Bedrooms	Total Number of Bathrooms
~360 m ²	6	6
Asking price	Terrace Size	
€1,300,000	30 m ²	

Commission Text

The fee for the brokerage (commission) paid by the buyer is 4% plus VAT calculated on the purchase price of the property. Finest sicilian properties S.r.l. (licensee of Engel & Völkers Italia S.r.l.) and its agents, if any, shall obtain a direct claim for payment vis-à-vis the purchaser (contract for the benefit of third parties). The real estate transfer tax, as well as the costs for the notary and land register shall be borne by the Purchaser. No responsibility will be accepted for the

information provided. All material is based upon information that has been supplied by third parties. Whilst we consider this information to be true, we cannot be held responsible for this information being complete, correct or up-to-date. The right to sell the property prior to signing is hereby reserved. Should you already know the property, please let us know. Further, our standard terms and conditions shall apply to this agreement.



Property Description

In the heart of Palermo's historic centre, at 39 Via Giovanni Meli, within the historic 18th-century Palazzo Lecerf, we are offering for sale an elegant 361sq m prestige residence, located on the building's second piano nobile.

The property underwent a meticulous conservation renovation in the post-Covid period, enhancing its original charm through a perfect balance of historic features, high-quality finishes and contemporary comforts.

From the entrance, the palazzo captivates with a refined interplay of colours and decorations: exquisite majolica tiles, ceilings and

walls decorated with elegant floral motifs and evocative natural landscapes create an atmosphere of exceptional charm.

The rooms, characterised by generous proportions and high ceilings, retain all the elegance of Palermo's aristocratic residences. The property is completed by an intimate terrace, ideal for enjoying moments of relaxation and tranquillity in the heart of the city.

Located in one of the most prestigious areas of the historic centre, just steps from the main monuments, shopping streets and finest restaurants, the property is an ideal solution both as an exclusive residence and as a prestigious investment. Its generous dimensions and strategic location also make it particularly suitable for conversion into an elegant hospitality establishment.



Location Description

Via Giovanni Meli is located in the most authentic heart of Palermo's historic center, in a privileged position that allows easy access on foot to the city's main monuments, elegant shopping streets, restaurants, cafés, and iconic cultural venues. A fascinating setting,

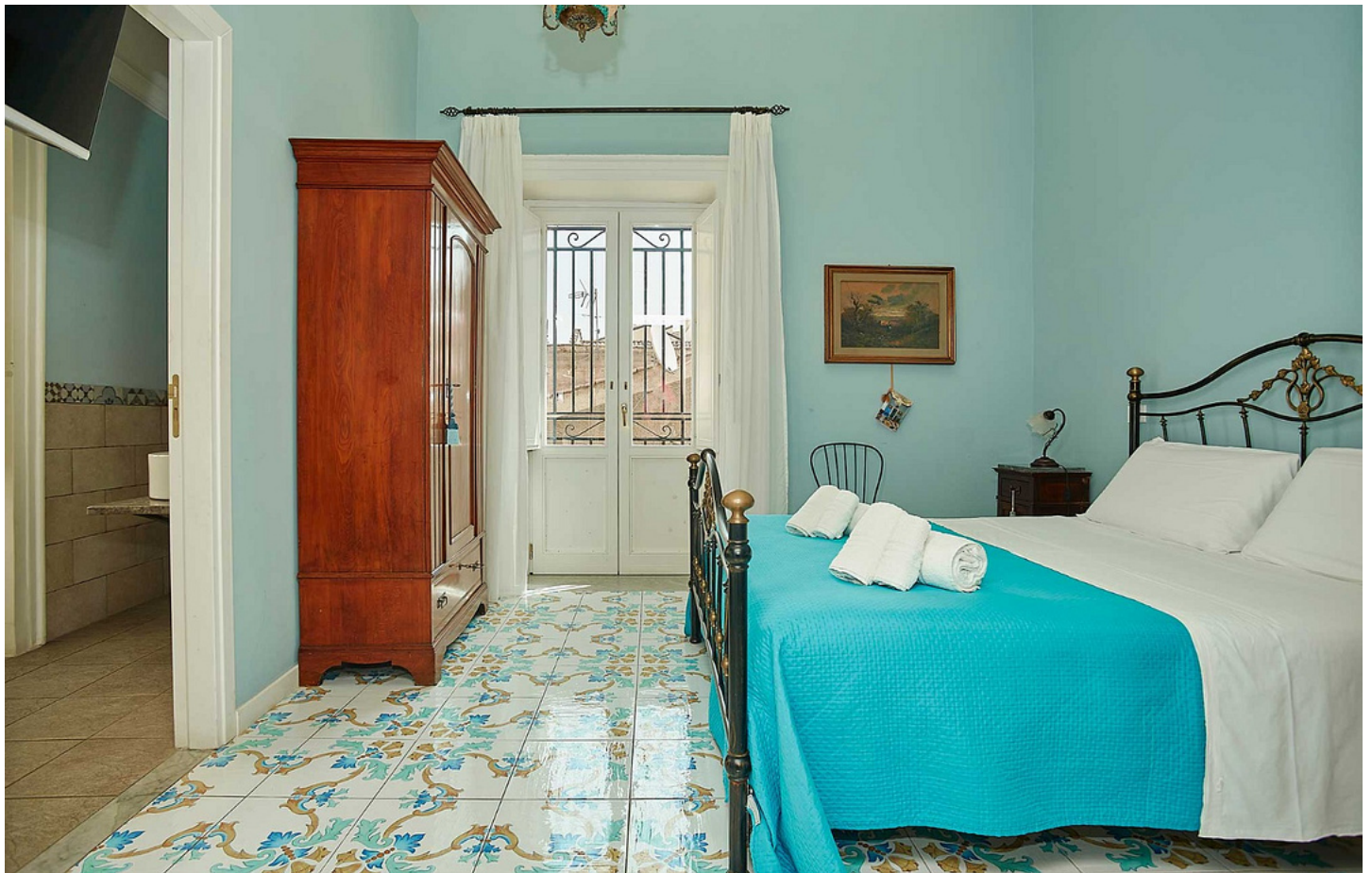
perfectly connected and especially appreciated both by those wishing to live in the historic center and by those seeking an investment in one of the city's most sought-after and vibrant areas.













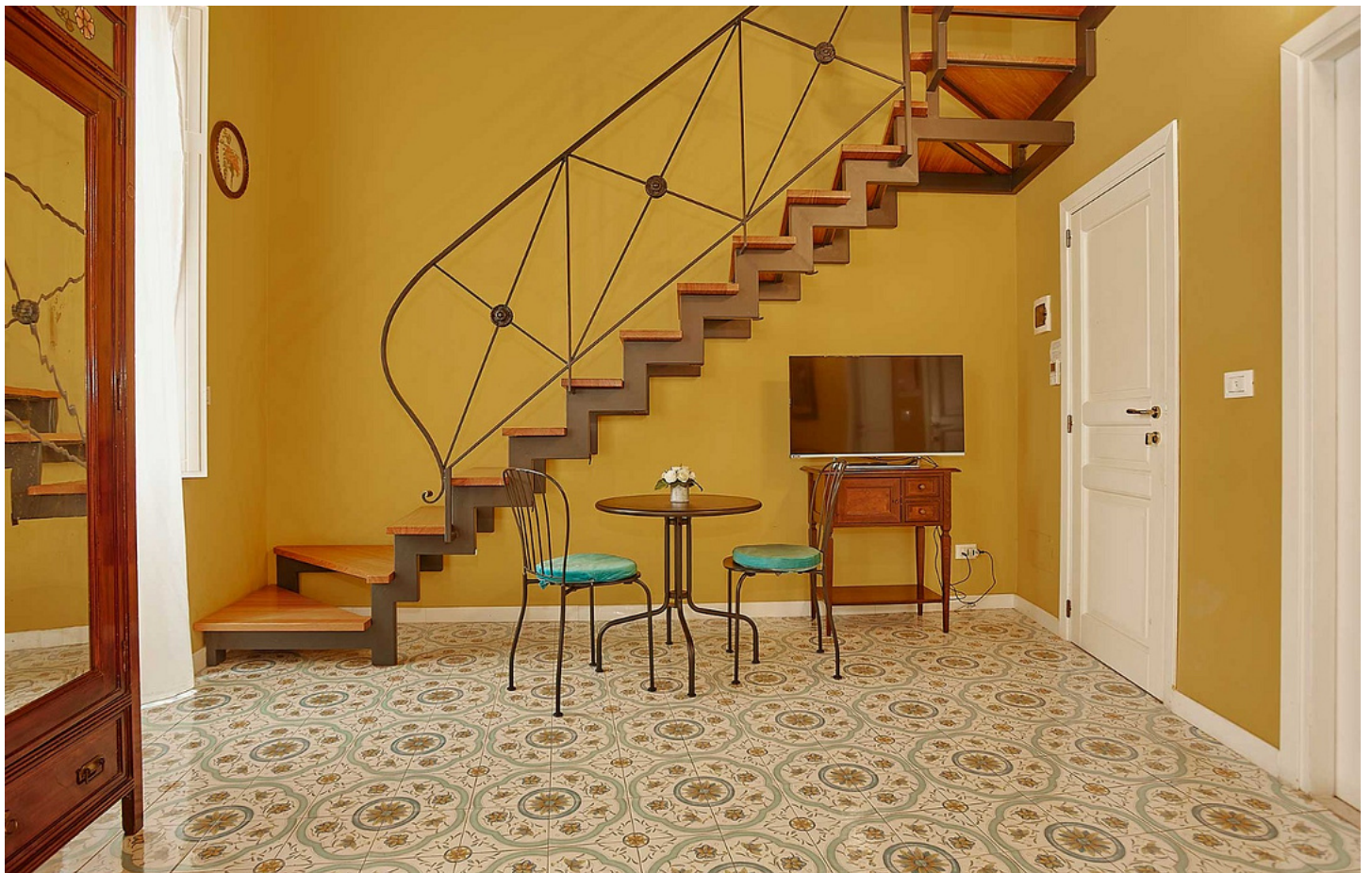


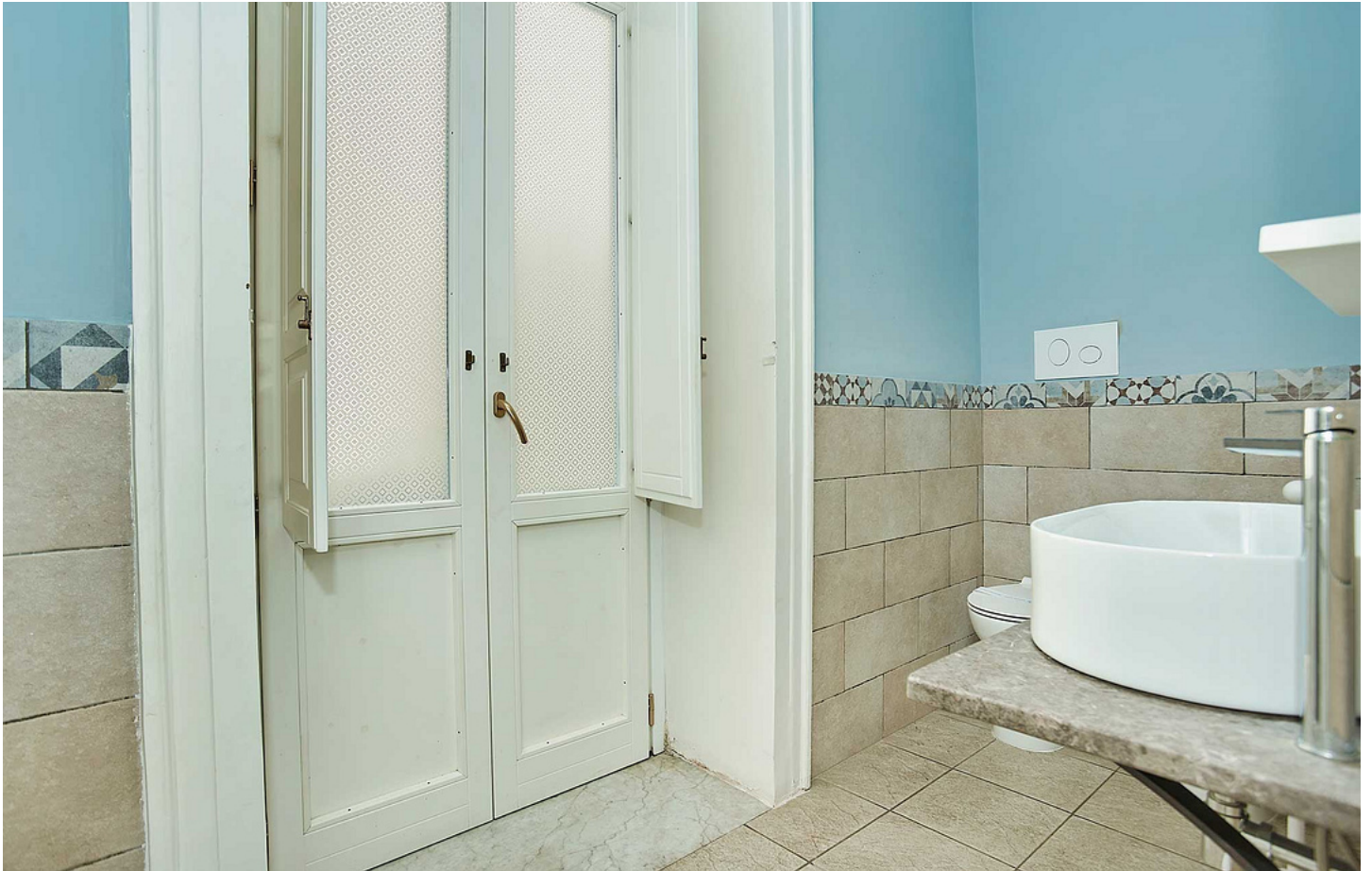
















Energy information

Air-Condition

Fully Air-conditioned, Ducted Air-conditioned

