



E&V ID: W-049UCC

90139 PALERMO — VIA PRINCIPE DI BELMONTE 80, PALERMO

## Prestigious apartment on Principe di Belmonte Street

TOTAL SURFACE

~256 m<sup>2</sup>

NUMBER OF BEDROOMS

4

TOTAL NUMBER OF BATHROOMS

3

ASKING PRICE

€590,000





## Property Details

| Total Surface       | Number of Bedrooms | Total Number of Bathrooms |
|---------------------|--------------------|---------------------------|
| ~256 m <sup>2</sup> | 4                  | 3                         |
| Asking price        |                    |                           |
| €590,000            |                    |                           |

## 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 most exclusive district, on Via Principe di Belmonte, we offer for sale a prestigious apartment of approximately 256 sq m, located on the fifth floor of an elegant 1970s building served by two elevators.

The property stands out for the spaciousness of its rooms, its dual exposure, and exceptional brightness. The entrance leads to an impressive triple reception living room with a balcony overlooking Via Principe di Belmonte and a charming panoramic view of the city.

The property features a spacious kitchen with balcony, four large bedrooms, one of which has a walk-in closet, three bathrooms, two

storage rooms, and additional service areas. A large balcony overlooking Via Granatelli completes the layout.

Thanks to its generous size, double entrance, and internal layout, the apartment offers numerous customization options and can also be divided, making it ideal for those wishing to create a prestigious residence in the city center or a representative home.

The property requires complete renovation, offering the opportunity to fully enhance its potential in one of Palermo's most sought-after and desirable areas.





## Location Description

The property is located on Via Principe di Belmonte, regarded as Palermo's elegant lounge and one of the city's most prestigious and sought-after streets. The area is distinguished by refined buildings, boutiques, restaurants, historic cafés and high-end services, in an exclusive and lively setting.

Just a short walk away are Via Libertà, Piazza Ruggero Settimo, the Politeama Theatre and the marina, while the historic centre and the city's main cultural attractions are easily reachable on foot.

A unique location combining prestige, quality of life and convenience, making the property an ideal solution both as a distinguished private residence and as a valuable investment intended to retain its appeal over time.































