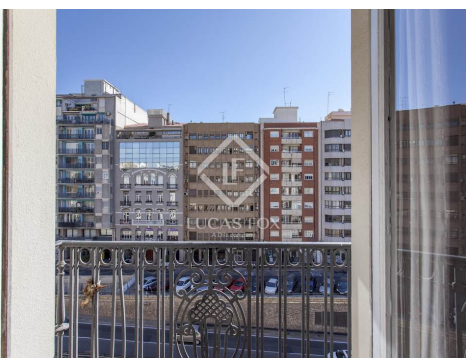


**€420,000 Apartment - Sold**

## **163 m<sup>2</sup> property with 5 windows on façade for sale in Ruzafa, Valencia**

Spain » Valencia » Valencia City » Ruzafa » 46004

**3** Bedrooms    **2** Bathrooms    **163m<sup>2</sup>** Floorplan



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### OVERVIEW

## Impressive sunny property with large spaces and big windows with clear views for sale just 5 minutes from Calle Colón, in the Ruzafa neighbourhood of Valencia.

Wonderful property of 163 m<sup>2</sup> located on the fourth floor of a stately building built during the 1920s, located 5 minutes' walk from Calle Colón, in the Ruzafa neighbourhood, Valencia. It is oriented to the south east with 5 windows over the facade (2 of them are balconies), enjoying both light and clear views for the entire day.

The distribution and the original details have been maintained and several spaces have been merged to create a large split area living space, which enhances the stately character of the home while giving it a contemporary atmosphere. The mosaic floors have been maintained in most of the spaces as well as the original mouldings. The property features both a solid construction and subtle decor carried out with exquisite taste and enhanced by the abundant natural light that floods the rooms.

Currently it has 3 bedrooms, but it could have up to 5, recovering the original layout and reducing the size of the majestic living room, while maintaining the elegance of the spaces and a generous surface area of the bedrooms.

The apartment is distributed in a linear way in 2 parallel strips separated from each other by the corridor. On the side of the façade there is a large living area divided into several rooms that connects with the dining room. The living area and the dining room enjoy 4 generous openings over the façade, 2 of them give access to separate balconies. Then there is a bedroom that enjoys another window on the main façade of the building. On the opposite side of the corridor, illuminated and ventilated by a patio, are the toilet and bathroom, a single bedroom and the master bedroom and, finally, the kitchen, which has a pantry. There is a small storage space at the end of the corridor.

Very well connected with public transport (metro, train and buses), this home is ideal for those who wish to be close to the centre but enjoy a certain amount of calm and, above all, light.



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Lift, Period features, Natural light,  
Mosaic tile flooring, High ceilings,  
Modernist building, Transport nearby,  
To renovate, Exterior, Equipped Kitchen,  
Built-in wardrobes, Balcony

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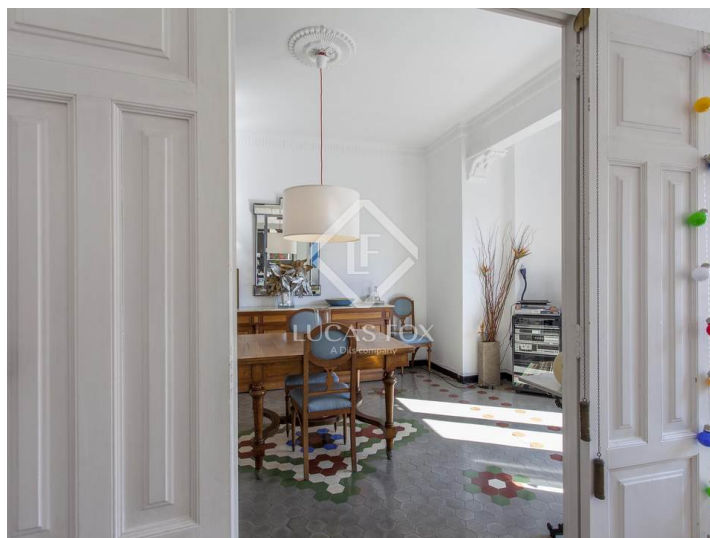


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