

## Villa for Rent to Palestrina



**650 square meters | : 7 | : 13 | : 18**

Palestrina - Exclusive early 20th century villa with private garden, terraces and high quality finishes.

Located a few steps from the historic center of Palestrina, a short distance from the archaeological splendours of Villa Adriana where the emperor Hadrian built his good retreat famous for its splendor and its uniqueness, located in a privileged position, the elegant villa, recently renovated, it boasts a clever distribution of spaces which makes it suitable for a variety of uses. Entering the property, two wrought iron gates, one for vehicles and the other for pedestrians, lead into the internal garden, paved with porphyry flints, enriched by cast iron lampposts, secular trees and decorative vases. On the ground floor of the villa, we find a commercial space of about 200 square meters, with a 4 m vaulted ceiling, equipped with 4 bathrooms and marble flooring. The restaurant has 6 large access doors made of wrought iron and armored glass.

The property also consists of a further 3 floors, each measuring 140 m2, connected by an internal staircase, has 3 entrances and travertine ceilings. A large terrace which can be accessed from 4 French windows, gives the villa further charm and allows for breakfasts, business dinners and everyday life in the name of relaxation and good living.

On the 2nd floor there are 2 rooms of 50 m2 each, 1 room of about 30 m2, all with marble flooring. On the 3rd floor instead we find 6 other rooms with their own services, while on the 4th floor there are 5 other rooms with their own services, some with a Jacuzzi. All services are finished in travertine.

The property, located a few steps from the multi-storey car park equipped with a lift, is well connected to the historic centre, which can be reached easily thanks to the use of this lift. An exclusive property, ideal as a representative office for companies, homes or for commercial activities.

### Property details

---> **Codice** <---: Palestrina2

---> **Motivazione** <---: Rent

---> **Tipologia** <---: Villa

**Region:** Lazio

---> **Provincia** <---: Roma

---> **Comune** <---: Palestrina

---> **Prezzo\_Richiesto** <---: € 8.500

---> **Totale\_mq** <---: 650 square meters

---> **camere** <---: 13

---> **bagni** <---: 7

---> **Locali** <---: 18

: 4

: 1920

: Yes

## Features

Terrace: 60 m<sup>2</sup>

Tv Antenna: Autonomous

Tv SAT: Autonomous

Closet

Fireplace

Air-Conditioned

Parquet

Telephone System

Wiring: Up to standart

Sanitary Suspended

Jacuzzi

Shower

Predisposition for Alarm

Safe-Deposit Box

Shutters

Shutters

## Nearby

Gyms

Spa

Football Fields

Fitness Centers

Tennis Courts

Playgrounds

Railway Station

Public Transport

Kindergarten

Elementary Schools

Schools

High Schools

Cafe

Post Offices

Shopping Centers

Municipal Offices

























