

Hamptons

INTERNATIONAL



Via Adelaide Ristori - Roma - Lazio

8 7

£4,760,000

(€5,500,000)



Property details



Key features

- **Exposition South east**
- **Garden**
- **Heating Independent**
- **Lift**
- **Furnishings Fully furnished**

Attributes

- **Apartment**
-  **Garden**
-  **Commercial**

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Description

Ada MansionROME, Parioli, Via Adelaide Ristori. Splendid Apartment on two levels, in a charming Art Nouveau building surrounded by greenery, in the most exclusive Street of the Parioli district, facing Villa Ada.The property, constitutes a truly unique opportunity, resulting from the redevelopment of a historic residence. The dwelling offered for sale, which occupies the entire second floor of the building and the floor below, measures about 510.00 covered square meters, distributed as follows:On the first floor: double entrance hall, beautiful representation with important author's marble staircase connecting to the floor below, dining room, kitchen, five bedrooms, one of which has a staircase connecting to an underlying room with two wardrobe rooms, storage room and bathroom.Downstairs: service entrance, large reception area, large tavern, kitchen, three bedrooms, three bathrooms, pantry and various storage rooms.The property is completed by numerous lofts for a total of more than 50.00 sqm, a delightful loggia and a lush garden of 600.00 sqm approx.Fantastic representative housing opportunity.DETAILSHistoric residence510.00 square meters covered600.00 square meters of garden560.00 commercial square metersFine finishes and fixed furnitureTHE QUARTER.Among the most elegant and beautiful areas of Rome is definitely the Parioli Quarter. Located close to the Tiber River and not far from the historic center, it is an area of relative recent construction, having been planned during the 1920s. In fact, according to many, the neighborhood's name derives precisely from the Parioli Mountains: hills present before the area was urbanized on which pear trees were cultivated. Today it is a quiet residential neighborhood where one can find fine real estate and services of the highest quality. The Parioli neighborhood is located in the northern part of the city. Bounded by Via Salaria and Viale dei Parioli, it borders the famous Villa Ada Park to the east and the Tiber River to the west. Its main streets are known for their fine architecture and wide tree-lined streets.The neighborhood is easily accessible by public transportation, with several bus lines running through it and streetcar lines 2, 3, and 19 meeting the neighborhood on their way. Here, it is also possible to take advantage of rail transportation thanks to the Roma-Civita Castellana railway that-from Piazzale Flaminio-stops at Piazza Euclide, Acqua Acetosa and Campi Sportivi.Immersed in one of Rome's most prestigious areas, living in Parioli means enjoying a high quality of life, where elegance is predominantly residential. This neighborhood is renowned for its schools of excellence, both public and private, offering top-notch education. There is no shortage of health facilities and small clinics, while the presence of universities such as LUISS and research centers contributes to a culturally vibrant environment.On the real estate front, the Parioli stands out for luxury residences, stately mansions and villas surrounded by greenery, where one can enjoy maximum privacy and silence during the night hours without straying too far from the central areas of the Capital.Although the area by the Tiber is thought of as a place to retreat after a long day's work, there are plenty of cultural opportunities. For music and art lovers, the Auditorium Parco della Musica offers rich and varied programming, ranging from symphony concerts to internationally renowned events such as the Rome Film Festival. Moving a little further on, in the Flaminio district, you'll also find the MAXXI museum, an institution for contemporary art.Fashionable clubs and gourmet restaurants satisfy the most demanding palates, offering very special culinary experiences. Green areas, such as Villa Glori, Villa Ada with its central pond, and Villa Borghese are ideal if you are looking for a moment of relaxation in nature or if you want to practice outdoor sports. Finally, a short distance across the Tiber is the Foro Italico and the Olympic Stadium.Living in Parioli, one of Rome's most exclusive neighborhoods, offers a unique experience that combines glitz and tranquility. Among the advantages:Public greenery: the proximity to parks such as Villa Ada and Villa Glori offers ample opportunities for outdoor activities, walks, and sports in a peaceful environment.Amenities and quality of life: the area is renowned for its schools of excellence, colleges and headquarters of major companies.Culture: with the Auditorium Parco della Musica and numerous art galleries, Parioli offers a rich calendar of cultural events.Transport links: the most central areas of Rome can be reached on foot, by streetcar, bus or underground railway.

















Location



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