

# GLORIOUS CREW

## INTERNATIONAL REAL ESTATE

CODE: 3603

€ 1.100.000,00

PRESTIGIOUS APARTMENT WITH TERRACE FOR SALE - MONZA VIA LECCO/PARCO. The apartment is located inside Villa Umberto Pennati, a historic 18th-century building.

The villa has a U-shaped layout, with lateral wings surrounding a main courtyard facing Via Lecco. This courtyard, adorned with a fountain and enclosed by an elegant wrought-iron gate, is embellished with a central portico supported by five-bay columns, which served as the main entrance.

The external decorations and the gate are in Baroque style, while the large surrounding garden is home to centuries-old and valuable plants.

There are two pedestrian entrances, one from Via Lecco and one from Via Randaccio, a driveway from Via Randaccio and access to the garages from Via Randaccio and Via Cantore.

The 185-square-meter, triple-facing apartment is spread over two levels. On the first floor, entering through the main entrance, is the spacious and bright living area, with arabesque marble flooring. Furnished with elements that lend character and elegance to the space, it also offers access to the LARGE 90-square-meter TERRACE, a true extension of the living area.

The terracotta-tiled terrace is enhanced by a stone and wrought-iron parapet and an arched gazebo covered with jasmine, wisteria, and kiwi trees, ideal for creating a relaxing atmosphere in complete privacy. It is also planted with plum, apple, pear, and pomegranate trees and features a dual irrigation system.

The large, functional cherry wood kitchen is beautifully finished and overlooks the internal garden.

The bathroom, with double sinks and a whirlpool tub, has a window and enjoys a view of the condominium park.

On the second floor are three large bedrooms, illuminated by Velux windows, with custom-made wardrobes and parquet floors, serving a bathroom with window and shower.

Independent heating, air conditioning in all rooms and both perimeter and volumetric alarm system, including on the terrace.

Possibility to purchase two single boxes separately.  
Concierge service during the day and night guard during the summer months.

The historic and elegant setting, enhanced by the large livable terrace and the garden with centuries-old trees, makes this property one of a kind.

Just steps from the historic center, essential services, and Monza Park, it is also strategically located for accessing major roads.

**Reason:** sale

**Type:** Apartment

**Address:** Via Lecco

**Region:** Via Lecco, 29

**Province:** Monza e Brianza

**Municipality:** Monza

**Total Square Meters:** 230

**Bedrooms:** 3

**Bathrooms:** 2

**Rooms:** 5

**Age Construction:** 1700



PIANO PRIMO



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**Box:** Single

**SQ.MT. Covered:** -

**SQ.MT. Not Covered:** -

**State Of Preservation:** Excellent

**Level:** Su due livelli

**Total Floor:** 3

**Lift:** Heating

**Address:** No

**Current Status:** Excellent

**Condominium Cost:** 450

**Exposition:** -

**Balconies:** -

**Kitchen:** Regular Kitchen

**Terrace:** Present

**Garden:** Common

**EPI:** -

**Cellar:** Yes