IGOR DAPUNT REAL ESTATE
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Residential complex in Appiano sulla strada del vino - Eppan an der Weinstrasse

Code 31



Exclusive Living at the Residential Complex "Eppan Weinhof Exzelent Living"

Your New Home in a Sunny Location in St. Michael, Eppan, South Tyrol, Italy

Welcome to the exclusive residential complex "Eppan Weinhof Exzelent Living," located in the sun-kissed district of St. Michael in the municipality of Eppan. This new construction project combines modern comfort with sustainable building practices.

Building Structure:

The residential complex comprises:

2nd Basement
1st Basement
Ground Floor
1st Floor
2nd Floor

3rd Floor

Orientation:
All residential units are south-facing to maximize sunlight exposure.

Climate House Certification:
Certified as A Nature, the complex represents the highest standards of energy efficiency and eco-friendly living.

Residential Units:
A total of 12 residential units are available, each equipped with its own cellar and two covered parking spaces.

Types of Apartments:

One 3-room apartment with terrace and garden
Four 3-room apartments with terrace
Two 4-room apartments with terrace and garden
Six 4-room apartments with terrace

Amenities:

Shutters: Electric shutters in all units.
Heating: Central underfloor heating with calorimeter for each unit.
Fuel Type: Environmentally friendly methane gas heating.
Internet: Fiber optic network for high-speed internet in each unit.
Floors: Elegant wooden floors in country house style and ceramic tiles in the bathrooms.

Enjoy modern living comfort and top-quality construction at the "Eppan Weinhof Exzelent Living" residential complex. Be inspired by the unique location and high-quality features of this new development.

Location and context:

The district of St. Michael is a picturesque part of the municipality of Eppan in the idyllic South Tyrolean wine region. Located along the Wine Road, St. Michael offers a perfect blend of traditional charm and modern living standards. Surrounded by extensive vineyards and an impressive mountain landscape, this place is a paradise for nature lovers and culture enthusiasts. St. Michael is characterized by its historic buildings, including the famous St. Michael Parish Church, and numerous historical mansions.

There are plenty of recreational activities available: hiking and cycling trails invite you to explore the breathtaking scenery. In the summer, the nearby Montigler Lakes offer relaxation and water sports opportunities. Thanks to excellent gastronomy, including traditional inns and outstanding restaurants, residents and visitors can indulge in culinary delights.

The new construction project in St. Michael benefits from excellent connectivity. Bolzano, the cultural and economic center of South Tyrol, is just a few minutes' drive away. This makes St. Michael an ideal location for both locals and tourists wanting to experience the unique flair of South Tyrol.

Characteristics

Code: 31	Province: Bolzano
Municipality: Appiano sulla strada del vino - Eppan an der Weinstrasse	Scheduled delivery: 01/03/2025
Address: Via Caldaro	TV Aerial : Common
TV SAT (Multivalued) : Common	ADSL Coverage
Cellar	Fastweb Coverage
Electric System (Multivalued) : According to Law	Titolo_it : XXX
Titolo_en	Titolo_de : XXX

Nearby

Football Field	Sport Complexes
Tennis Field	Cycle Paths
Playgrounds	Public Transport
Nursery School	Elementary School
Middle School	Bar
Post Offices	Municipality Offices











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