

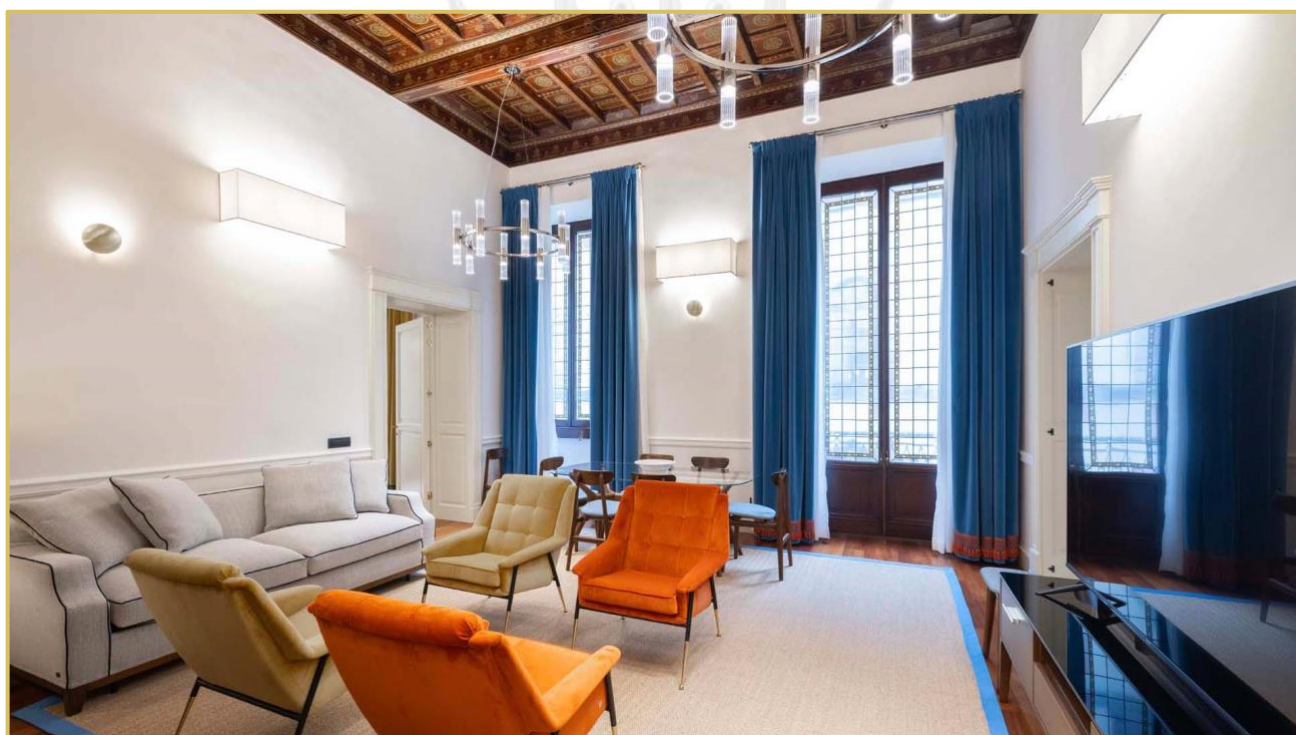
Ref. 2636 – APPARTAMENTO BUONACORSI

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## LUXURY HISTORICAL APARTMENT WITH DUOMO VIEW BALCONY FOR SALE IN FLORENCE

Florence – Florence – Tuscany

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**Interiors**  
210 sqm

**Bedrooms**  
2

**Bathrooms**  
4

**Location**  
150 m from Piazza del Duomo

**Period**  
16<sup>th</sup> century

In the historic center of Florence, literally two steps from Piazza del Duomo, stunning 210-sqm apartment on the *piano nobile* of a historic *palazzo* owned in the 16<sup>th</sup> century by the famous Florentine architect Bernardo Buontalenti. The apartment has been finely restored and many of the original features have been preserved intact. This is one of the only two properties on the road to feature two balconies overlooking the cathedral and its dome. Furniture included in the selling price.

## SUMMARY OF THE PROPERTY

**REFERENCE #:** 2636 – APPARTAMENTO BUONACORSI

**TYPE:** luxury apartments

**CONDITIONS:** luxury finishes

**LOCATION:** historic center, Piazza del Duomo

**ACCESS:** excellent

**INTERIORS:** 210 square meters (2,260 square feet)

**TOTAL ROOMS:** 6

**BEDROOMS:** 2

**BATHROOMS:** 4

**ANNEXES:** no

**MAIN FEATURES:** moldings, parquet floors, coffered ceilings, wooden beams, hand-painted doors, elevator, air conditioning, stone frames, ashlar doors, balcony with view over the Cathedral, furniture included in the selling price

**ELECTRICITY:** already connected

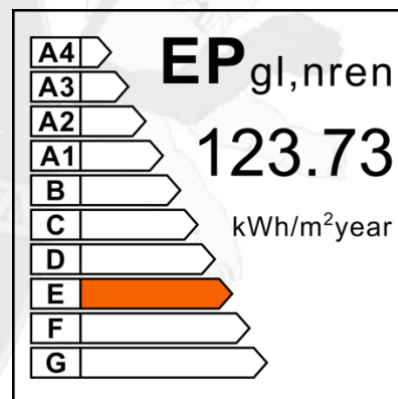
**WATER SUPPLY:** mains water

**TELEPHONE:** already connected

**ADSL:** yes

**GAS:** municipal network

**HEATING SYSTEM:** radiators + air conditioning



## CLOSEST CITIES AND TOWNS

San Casciano in Val di Pesa (28km; 40'), Greve in Chianti (37km; 50'), Colle di Val d'Elsa (54km; 55'), San Gimignano (60km; 1h 5'), Monteriggioni (62km; 1h), Siena (78km; 1h 10'), Lucca (80km; 1h 15'), Volterra (81km; 1h 25'), Pisa (99km; 1h 40'), Montepulciano (109km; 1h 30'), Pienza (116km; 1h 45')

## CLOSEST AIRPORTS

Firenze Vespucci (10km; 20'), Bologna Marconi (105km; 1h 45'), Pisa Galilei (107km; 1h 35'), Perugia San Francesco (160km; 2h), Roma Ciampino (287km; 3h 10'), Milano Linate (301km; 3h 30'), Roma Fiumicino (302km; 3h 15'), Milano Malpensa (355km; 4h)

## APPARTAMENTO BUONTALENTI

In the **historic center** of **Florence**, literally two steps from **Piazza del Duomo**, stunning 210-sqm apartment on the *piano nobile* of a **historic palazzo** owned in the 16<sup>th</sup> century by the famous Florentine architect **Bernardo Buontalenti**. The apartment has been finely restored and many of the original features have been preserved intact. This is one of the only two properties on the road to feature two balconies overlooking the cathedral and its dome.

The historic center of Florence, with its boutiques and shops, offers all the necessary services, easily reached even on foot. Other cities of **Tuscany** (San Casciano in Val di Pesa, Greve in Chianti, San Gimignano, Monteriggioni, Siena, Lucca, Pisa...) can all be reached in less than two hours by car.

Florence's airport (10km; 20') is the closest one, but the terminals in Bologna, Pisa, Rome and Milan are very convenient as well.

## DESCRIPTION OF THE PROPERTY

The **apartment** (210 sqm – 2,260 sqft) opens with the monumental frescoed entrance hall with balcony overlooking the inner courtyard below. The corridor continues inside the apartment and allows to reach all the rooms of the house: habitable kitchen (also with exit to the internal balcony), large living room characterized by a stunning coffered ceiling with dining area and balcony overlooking the Duomo, service bathroom, master bedroom with en-suite bathroom and toilet, and finally (passing through the living room) to the second bedroom.

Opposite the kitchen, a staircase descends to the mezzanine level where there is a further service bathroom and technical room.

## STATE AND FINISHES

The apartment is located at the *noble floor* of one of the houses that belonged in the past to the architect **Bernardo Buontalenti** (1531 – 1608) who, however, never lived in this property himself since he used to live near Palazzo Pitti where he worked as a set designer for the Medici family. The current look of the building can be traced to a restoration of the early 18<sup>th</sup> century based on a project by **Pietro Paolo Giovannozzi** (1658 – 1734), architect and engineer working for the *Capitani di Parte Guelfa*.

The building is still based on a late-Renaissance template, but one can easily see the reworked features added in the 18<sup>th</sup> century. The ground floor features two huge entrance doorways with an ashlar frame and six more openings currently occupied by boutiques and shops. On the *piano nobile* there are several other windows, all framed in stone, and two balconies. Moving up, the uppermost floors feature the same type of windows but they become simpler and simpler the further they are from the ground.

Inside, the apartment was recently restored and the beautiful finishes have been highlighted. The floorings of the apartment are covered in solid wood parquet, both in the living and sleeping area. The other rooms feature painted vaulted ceilings, decorated wooden beams, coffers painted with floral motives and wooden decorations. Moldings running throughout the halls also double as supports for a led lighting system. The air conditioning system covers the whole apartment, as well as a very effective Wi-Fi network.

Doors have been specifically crafted by Tuscan artisans respecting the style of the apartment and have been fully hand-painted. Windows are all equipped with double-glazing, so that thermal dispersion is reduced to a minimum, and grant excellent acoustic insulation.

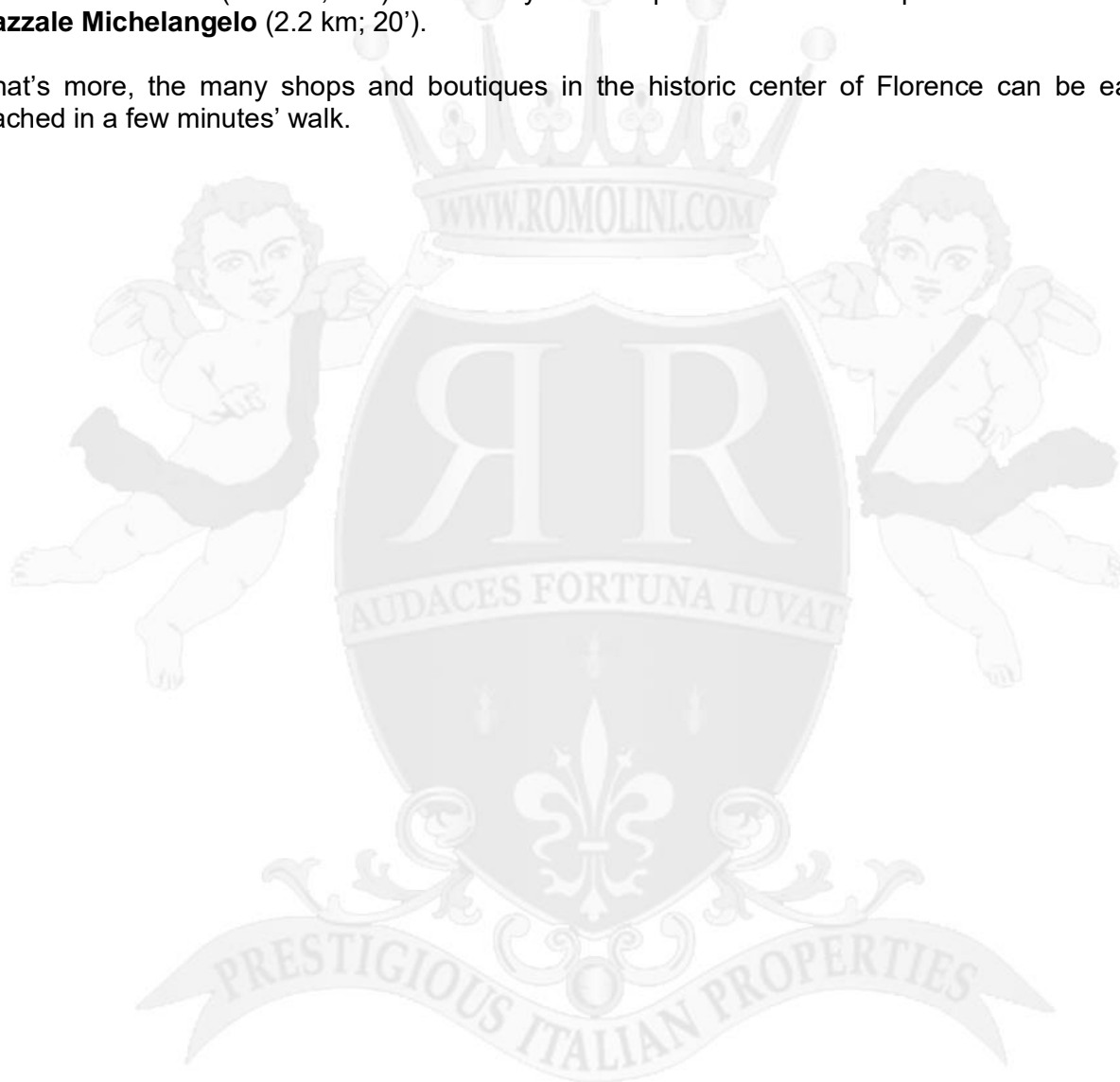
A small antenna has been also installed on the roof of the building to improve phone reception inside the apartment.



## WHAT TO SEE IN FLORENCE

The apartment, thanks to its central position in the heart of Florence along **Via dei Servi**, allows reaching many of the most interesting landmarks in the city on foot. Ranked by distance these are **Piazza del Duomo** with its incredible cathedral (150 m; 2'), **Palazzo Medici** (300 m; 4') and the adjacent Basilica di **San Lorenzo** decorated by Michelangelo and Brunelleschi (380m; 4'), **Piazza della Signoria** (750 m; 10'), the church of **Santa Croce** with the tombs of many Italian artists (850 m; 10'), the church of **Santa Maria Novella** (900 m; 10') next to the central station, the beautiful and unique **Ponte Vecchio** (1.0 km; 12'), the **Uffizi** Gallery (1.0 km; 13'), the imposing Medicean **Fortezza da Basso** (1.2 km; 12'), the impressive **Palazzo Pitti** (1.4 km; 15'), the church of **Santo Spirito** in Oltrarno (1.5 km; 15') and finally the unique and wonderful panoramic terrace of **Piazzale Michelangelo** (2.2 km; 20').

What's more, the many shops and boutiques in the historic center of Florence can be easily reached in a few minutes' walk.



























































































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