

## Office in Rent to Torino Area: Centro



**326 sm | Bathrooms: 3 | Rooms: 7**

**STRATEGIC** - In the elegant heart of Turin, in a prestigious period building facing the splendid Aiuola Balbo Gardens, we offer for rent an office of approximately 325 square meters, located on the first floor with a lift.

The property is spread over two levels: First floor (approximately 260 sq m): large living room with a balcony overlooking the gardens, four reception rooms, and two bathrooms. Additional balconies overlook both the main street and the charming internal courtyard; Mezzanine floor (approximately 66 sq m): connected by a convenient internal staircase, it includes two additional rooms, a bathroom, and a second independent entrance.

The office is equipped with a standard electrical system, central heating with thermostatic valves, air conditioning in the internal area, and laminated safety glass.

The location is strategic, just a short walk from the city center, the metro station, and Porta Nuova station.

Cellar available upon request.

VAT-exempt rental ☐ bank guarantee required.

FREE

### Property information

**Ref.:** H H115802

**Reason:** Rent

**Type:** Office

**Region:** Piemonte

**Province:** Torino

**Municipality:** Torino

**Area:** Centro

**Price:** € 3.500

**Total sq.m.:** 326 sm

**Bathrooms:** 3

**Rooms:** 7

**Condo fee:** € 200

## Characteristics

Cooler

Air-Conditioned

## Nearby

Gyms

Spa

Bike Lanes

Playgrounds

Railway Station

Public Transport

Kindergarten

Elementary Schools

Schools

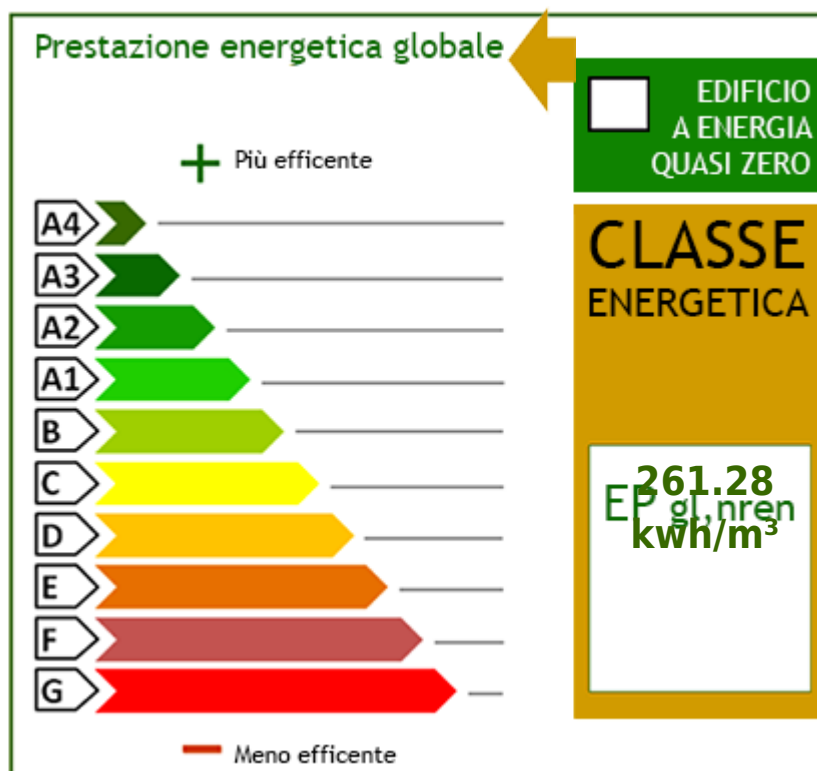
High Schools

Cafe

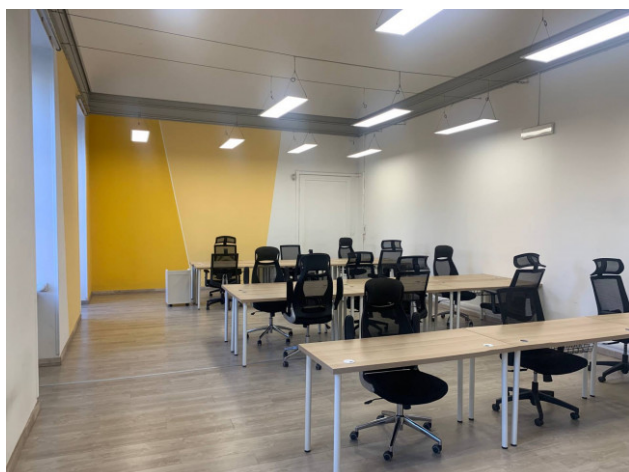
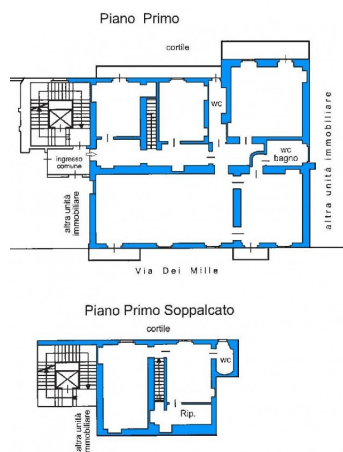
Post Offices

Shopping Centers

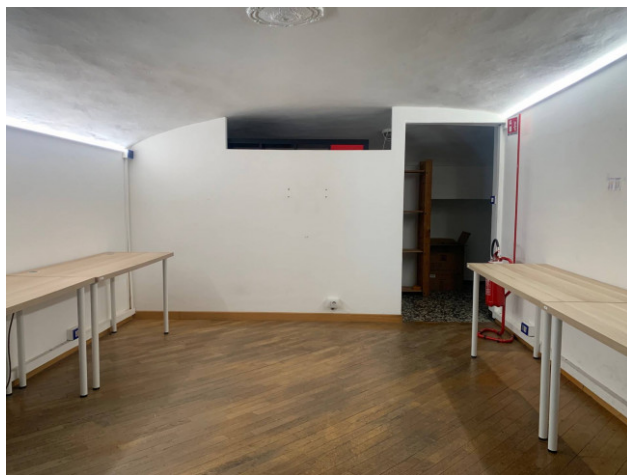
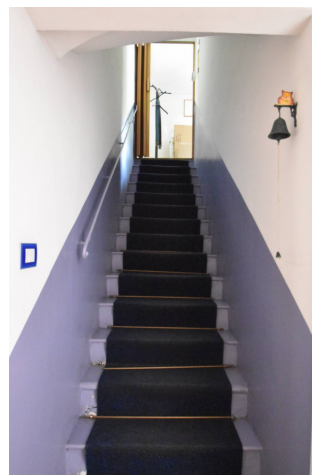
Municipal Offices













**Fiminter Immobili**

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