

## Apartment for Sale to Nichelino



### 102 sqm | Bathrooms: 1 | Bedrooms: 3 | Rooms: 4

Nichelino, in a residential area close to Grosa Park, a 10-minute drive from Piazza Bengasi (Bengasi metro stop), convenient to all amenities, in a building dating back to the 1970s, we offer for sale a spacious four-room apartment of 102 m<sup>2</sup> (square plan), in need of renovation, composed as follows:

Entrance hall, eat-in kitchen with large balcony overlooking the courtyard and hillside views, three large bedrooms, a bathroom, a storage room, and a cellar. The property requires renovation, although the original marble and parquet floors could be restored. It is very bright, with direct sunlight in all rooms. The view overlooks an open landscape and the hillside. A garage on the ground floor is available for €13,000. Central heating with thermostatic valves is provided. Condominium and heating fees are reasonable. The location is strategic, with easy access to Via Torino and Piazza Bengasi, where the Bengasi metro station is located.

Ordinary condominium management expenses for the year 2025: approximately €1,100.00 (subject to adjustments);  
Central heating costs for 2025/2026: approximately €614.00 (subject to adjustment)

Land registry income: €658.48

### Property details

Ref.: 14190

Reason: Sale

Il presente stampato ha valore puramente indicativo e non costituisce elemento contrattuale nè presupposto contrattuale.

**Chiusano & C. Torino**

Via Pastrengo, 29 - Torino (TO) - Phone number 0115682858  
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**Type:** Apartment

**Region:** Piemonte

**Province:** Torino

**Municipality:** Nichelino

**Price:** € 125.000

**Total sq.m.:** 102 sqm

**Bedrooms:** 3

**Bathrooms:** 1

**Rooms:** 4

**Lift:** Yes

**Age Construction:** 1970

**Condo fee:** € 92

**Available:** Yes

**Garage:** Single

## Features

Closet

Parquet

Telephone System

Wooden Window Frames

Shutters

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