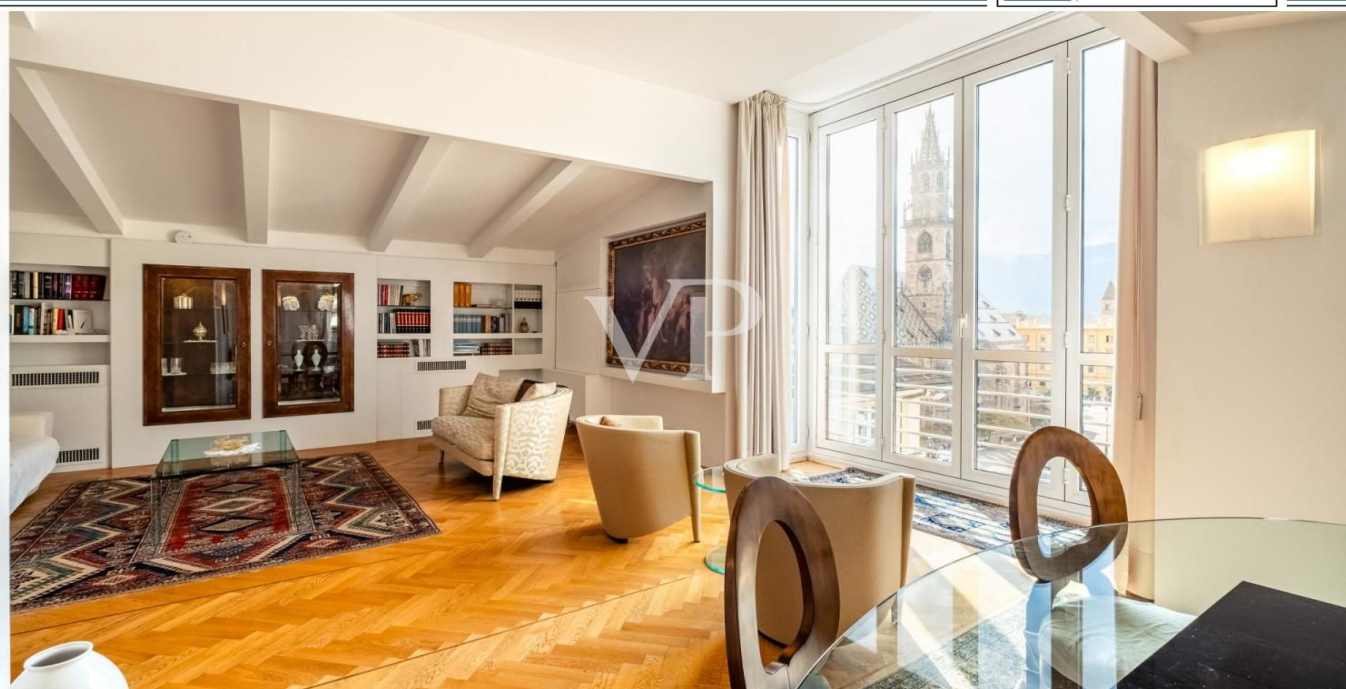


Bozen – Südtirol [Trentino-Alto Adige]

## Exclusive penthouse in Walther Square

Property ID: IT254922200



[www.von-poll.it](http://www.von-poll.it)

RENT PRICE: 2.500 EUR • LIVING SPACE: ca. 175 m<sup>2</sup> • ROOMS: 4

Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

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Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

## At a glance

|                |             |
|----------------|-------------|
| Property ID    | IT254922200 |
| Living Space   | ca. 175 m²  |
| Available from | 24.12.2025  |
| Floor          | 4           |
| Rooms          | 4           |
| Bedrooms       | 2           |
| Bathrooms      | 3           |

|             |                       |
|-------------|-----------------------|
| Rent price  | 2.500 EUR             |
| Commission  | subject to commission |
| Total Space | ca. 215 m²            |
| Equipment   | Balcony               |

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## Energy Data

Power Source

Gas

Energy Certificate

Energy demand  
certificate

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## The property



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## The property



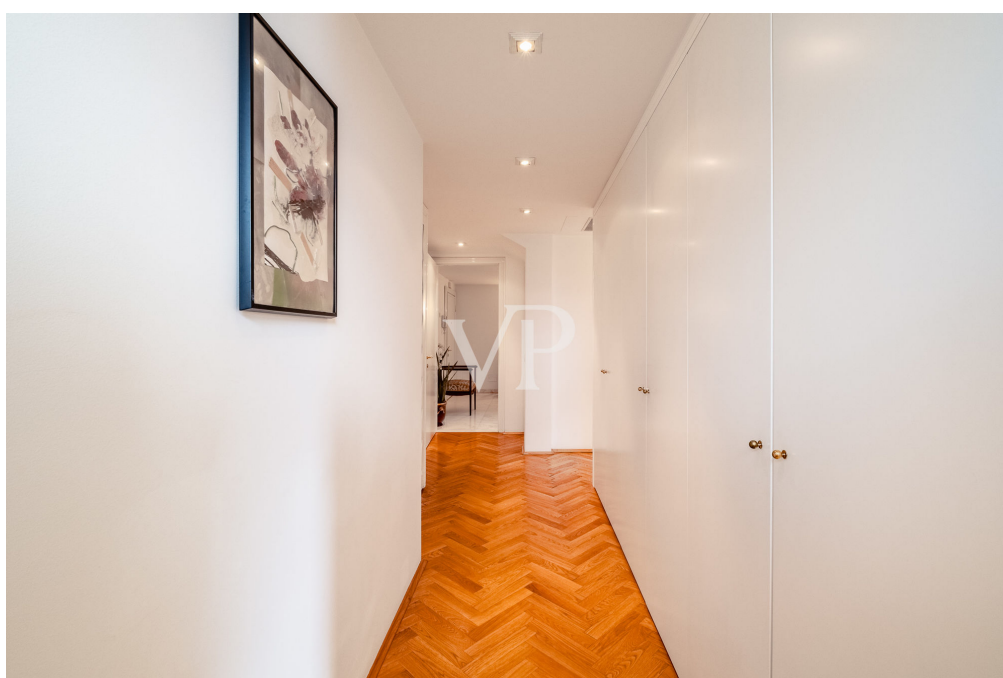
Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

## The property



Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

## The property



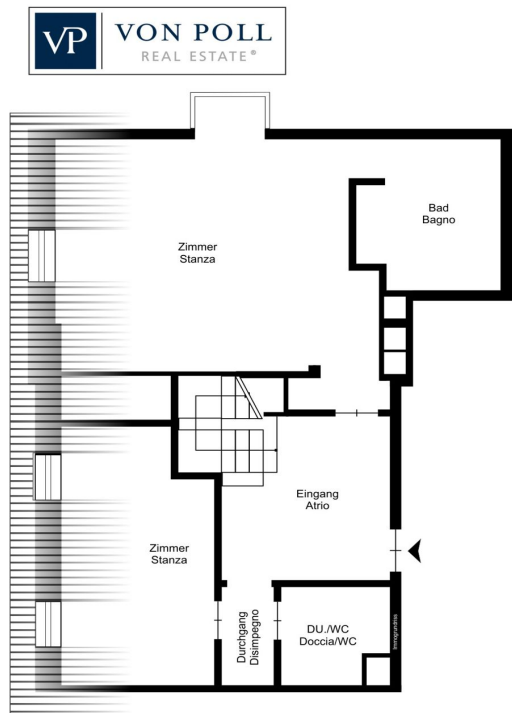
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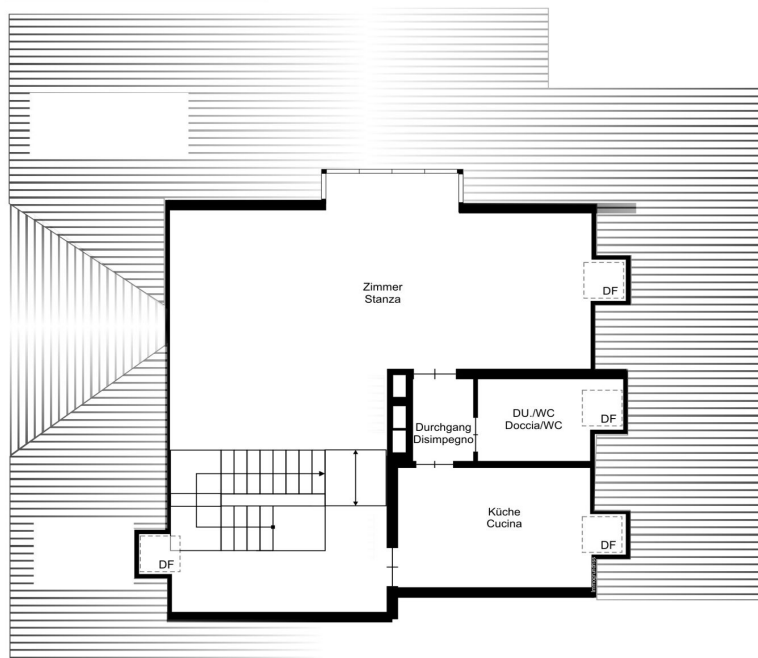
## The property



Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

## Floor plans





This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

## A first impression

In the most authentic heart of Bolzano, directly overlooking Walther Square, this two-level penthouse combines timeless elegance with a truly unrivaled location.

Natural light and generous spaces define the soul of this residence, characterized by classic finishes, refined details and a warm and welcoming atmosphere. Two spacious bedrooms, three bathrooms and impressive living area overlook the city, with breathtaking views of the Duomo and surrounding mountains.

A property that embodies the charm of downtown living without sacrificing privacy and comfort. Included in the property is a convenient parking space in the basement garage in Walther Square and well-maintained condominium services (500 euros/month).

A penthouse that is not just a house, but an authentic piece of Bolzano.

The property will be available from December 24, 2025.

Applications will be considered with special attention; please accompany them with a brief presentation.

Property ID: IT254922200 - 39100 Bozen – Südtirol [Trentino-Alto Adige]

## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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E-Mail: [bozen@von-poll.com](mailto:bozen@von-poll.com)

*To the Disclaimer of von Poll Immobilien GmbH*

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