

**Condominium for Sale**

Palermo, Montevideo

**Sale: US\$ 185,900****Property type: Condominium****Operation: Sale**

- **Land:** 60.1 sqm
- **Building:** 53.9 sqm
- **Bedrooms:** 2
- **Bathrooms:** 1
- **Stories:** 13
- **Floor number:** 13
- **environments:** 3

- | | | | |
|-----------------|-------------------|-------------------|--------------------------|
| • Kitchen | • Water | • Electricity | • Internet |
| • Living room | • Toilette | • Sports Center | • Underground garage |
| • Garage | • Car saves space | • In construction | • Gym |
| • Bright | • Grill | • Perimeter | • A / C pre-installation |
| • Goal security | | | |

Property status

Age: 2024

Without Mortgage: Yes

Description

Apartment under construction with 3 bedrooms and a terrace in the Palermo area.

Located between Palermo and Cordón, where the culture of Montevideo thrives.

Just a few blocks from the waterfront, surrounded by independent theaters, shops, universities, family-owned stores, and small specialty cafes. A place where you can immerse yourself in books and music, amidst markets and parks. The apartments offer studio, 1-bedroom, and 2-bedroom options, allowing you to truly be yourself when you arrive home.

The building features storefronts that connect with the neighborhood, bright apartments, and common areas for work, exercise, play, or sharing. With an 8-meter setback, the design enhances pedestrian perspectives, harmonizes with the existing vegetation, and provides acoustic comfort in the interiors. Additionally, a spacious terrace projects over the facades of heritage value.

The building amenities include:

Solon Paladar

Lobby Café

PickUps Lockers

Bicycle workshop

Laundry

Co-work and Study area

Virtual Gym and Workout Room

Playroom

Excellent quality finishes

High-level security

Optional parking spaces and garages available for separate purchase, starting at U\$S 21,500.

The property is 100% exempt from Income Tax (IRPF) and property tax (patrimonio) for 10 years for all residential units.

Unit 1312

Estimated delivery: August 2024

Occupancy expenses: 4%

Real estate commission: 3% + VAT

Please inquire about different payment options.

Location

, Palermo, Montevideo

References

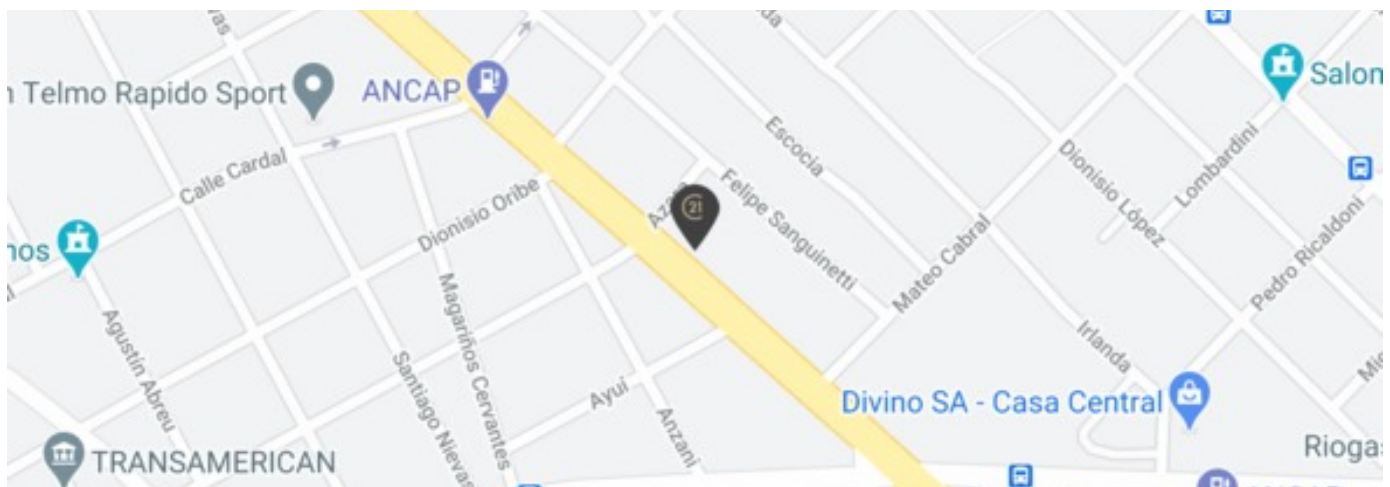
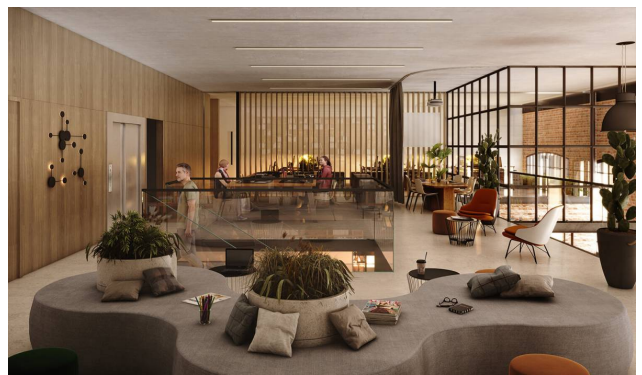
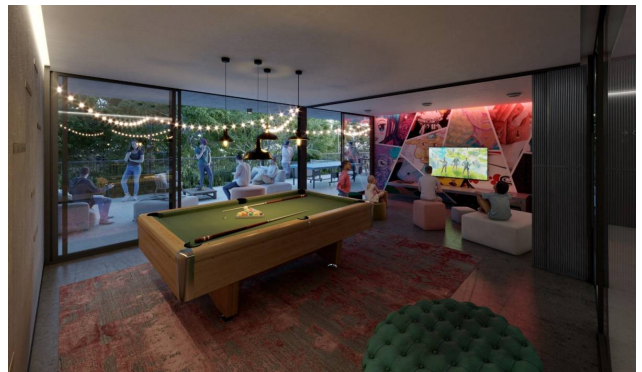
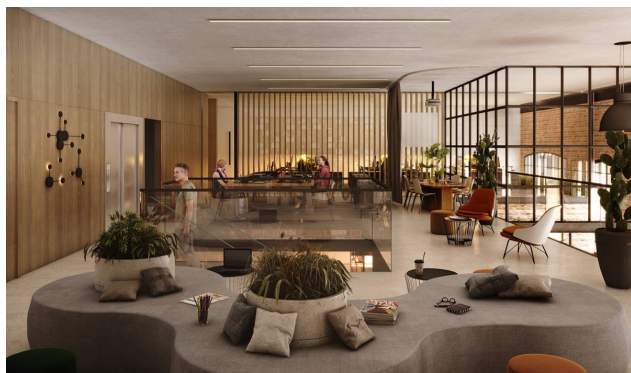


Photo Catalog









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Property subject to availability.

Price subject to change without notice.

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