



Immobiliare Ad Hoc

AGENCY — FANO

FANO — MARCHE

Art Nouveau villa with private park at the gates of Fano's historic center

€ 970.000

PRICE

380 m²

SQUARE METRES

0

ROOMS



DESCRIPTION

Art Nouveau villa with private park at the gates of Fano's historic center

An architectural icon that spans time. An early twentieth-century Art Nouveau gesture that still stands today as a guardian of memory, a silent queen between the Augustus Arch and the Albani Canal. This villa is not just a residence: it is a legacy to be cherished, a work to be interpreted, a symbol to be handed down. THE ELEGANCE OF A RARE EXTERIOR The villa, restored with careful conservation work, has regained its voice without losing authenticity: frescoes and stucco cornices gently resurface, wrought-iron railings and original fixtures reconnect with time, while solid surfaces and historic colors tell of the discreet nobility of an era. Every space is a scene: bright salons, rooms facing the garden, studies and rooms that alternate intimacy and representation. Here, the distribution of rooms is not mere function, but suggestion. A 360° VIEW OF THE CITY Surrounded by a private park on three sides, the mansion breathes air and light from every window. The terraces

 **380 m²**
AREA

 **2**
BATHROOMS

and garden offer moments of contemplation and conviviality, making the relationship between indoors and outdoors an integral part of the lifestyle. The location is privileged: at the gates of the historic center, in a residential and authentic context, with every service at hand and the freedom to move around without ZTL constraints. THE COMFORT OF A RESIDENCE TO BE RECONCEIVED Over ten rooms distributed on three levels, large cellar, woodshed, a generous garage and accessory spaces capable of adapting to multiple visions. A project to be completed, ready to receive the signature of those who know how to recognize the value of the rare: private home of representation, family residence, art retreat or prestigious investment. A TREASURE TO BE KEEP This villa is alive, ready to welcome those who know how to grasp its beauty still in the making. A property that not only offers square meters, but the possibility of writing a new chapter in the history of Fano.

 **0**
ROOMS

 **€ 970.000**
PRICE



Immobiliare Ad Hoc

CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.



PHONE
0721 156 0021



EMAIL
marketing@immobiliareadhoc.com



ADDRESS
Viale Bruno Buozzi 33, Fano, Pesaro Urbino