



FOR SALE

CH-6900 Lugano, Via Tesserete 64

Modern Apartment with Large Terrace and Garden

CHF 2,629,000.-

SEQUOIA  
CONSULTING

# Property description

Inside the prestigious Mirador Residence, at 66 Tesserete Street in Lugano, we offer for sale a refined 4.5-room apartment located on the 3rd floor of a modern residential complex surrounded by greenery.

The residence, developed on several terraced levels, enjoys a privileged location that combines the convenience of city services with the tranquility and beauty of the surrounding natural environment.

Mirador Residence offers exclusive services of high standing, including indoor and outdoor swimming pools, SPA area and a modern gymnasium, ensuring a high quality lifestyle.

Apartment 3.6 is arranged on the third floor and is a spacious 4.5-room property.

It consists of a living area with a large living room and open kitchen, from which there is access to the large terrace and garden equipped with a traditional architectural element, the pergola, which has been given a modern twist to offer the ultimate in design.

The apartment is very bright thanks to the presence of the large windows and a southeastern exposure: in addition, the view of Lake Lugano and the mountains is wonderful. The sleeping area consists of three bedrooms and two bathrooms, as well as a guest bathroom accessible from the living area.

A cellar and laundry room are also located inside the apartment.

Parking spaces in the garage are available at a price of CHF 65,000 each.

An ideal solution for those who want to live Lugano in an exclusive context, with comfort, privacy and panoramic views

# Characteristics

Availability	<b>Immediate</b>	Year of construction	<b>2024</b>
Type	<b>Apartment</b>	Living area	<b>215.7 m<sup>2</sup></b>
Reference	<b>App. 3.6</b>	Total surface	<b>280.2 m<sup>2</sup></b>
Rooms	<b>4.5</b>	Garden surface	<b>72 m<sup>2</sup></b>
Bedrooms	<b>3</b>	Terrace surface	<b>80.9 m<sup>2</sup></b>
Bathrooms	<b>3</b>	Cellar surface	<b>24 m<sup>2</sup></b>
Location floor	<b>3rd floor</b>		

Object Price **CHF 2,629,000.-**

# Interior view



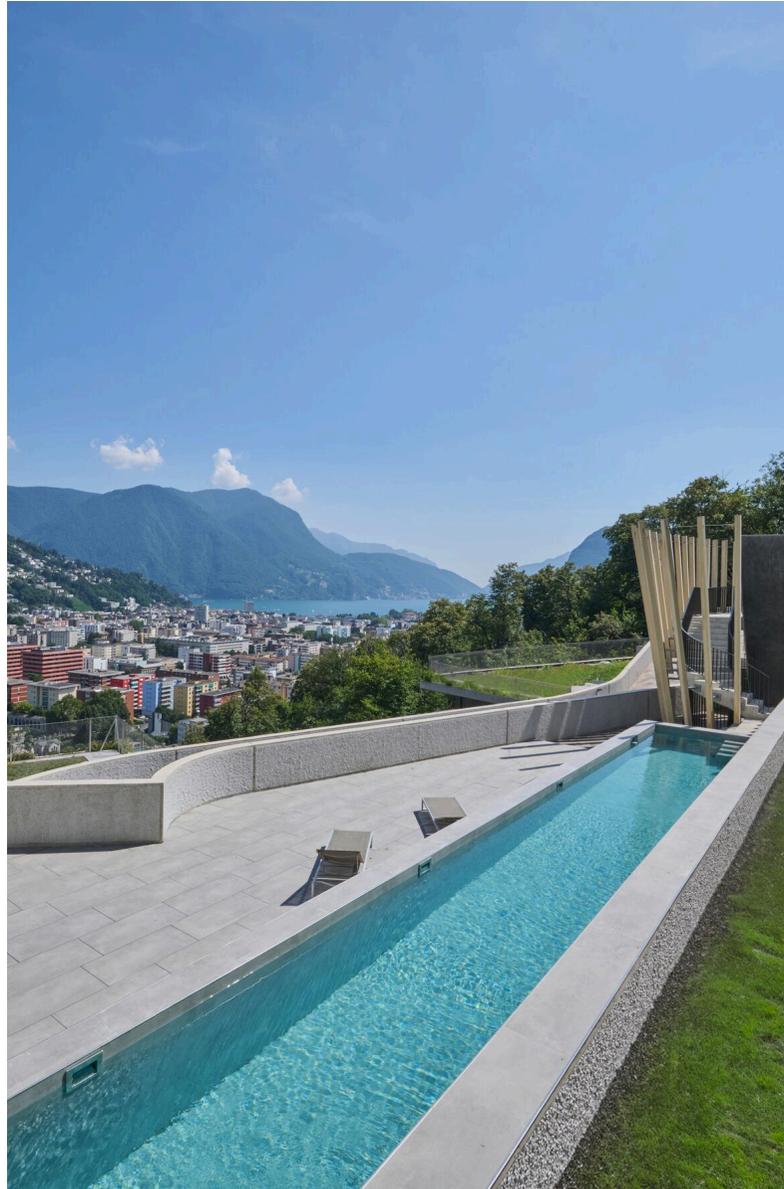


# Picture(s)





# Exterior view



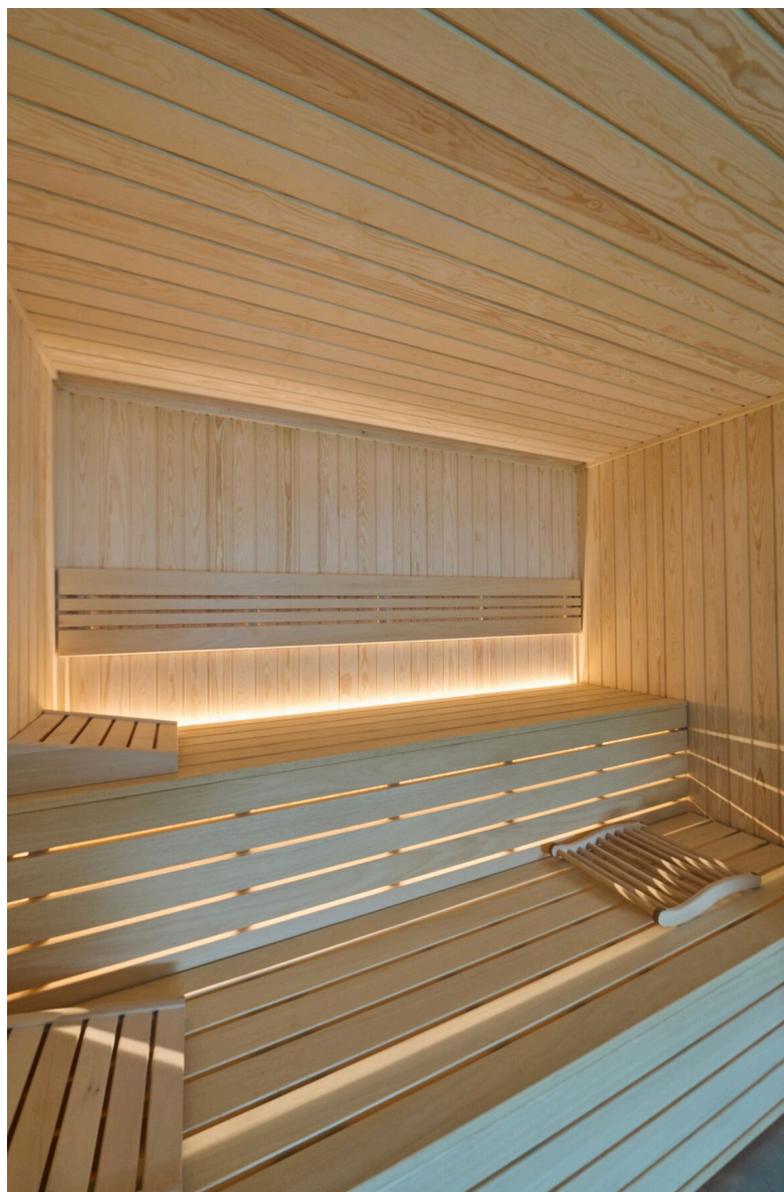


# Interior view









# Picture(s)

Locali	4½
Superficie Appartamento	215.73 m2
Superficie terrazza	80.88 m2
Superficie giardino	72 m2
Superficie cantina	24 m2
Superficie commerciale	280.17 m2*
Prezzo al mq	CHF 9'382
Prezzo	CHF 2'629'000

\*Calcolo: Terrazzo 50%, Giardino 20%, Cantina 40%

# Contact

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## Your consultant

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# Notes

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