



CH-6926 Montagnola, Via dei Gilardi 7

Cozy Apartment with Lake View and Communal Pool

CHF 790,000.-

SEQUOIA
CONSULTING

Property description

In the prestigious and quiet residential area of Montagnola (municipality of Collina d'Oro), we offer for sale this cozy 3.5-room apartment located on the second floor of an elegant residence with a condominium outdoor swimming pool, surrounded by greenery and quiet.

The property enjoys a splendid panoramic view of Lake Lugano and the surrounding mountains, providing glimpses of rare beauty in every season. The location is strategic: private and quiet, but at the same time conveniently connected to the center of Lugano. Only about 1 km away is the renowned American school TASIS, an element that makes the property particularly attractive also for international families.

The apartment is distinguished by bright and well-distributed rooms. The entrance hall leads to the cozy living room with dining area, embellished by large windows that give natural light and access to the panoramic terrace, ideal for relaxing moments outdoors.

The separate and functional kitchen offers practical and well-organized spaces. The sleeping area includes 2 good-sized bedrooms, a bathroom with bathtub, a bathroom with shower and a storage room.

Completing the property:

- 1 parking space in the garage
- 1 cellar
- access to the condominium pool with solarium area

An ideal housing solution for those who want to live in an exclusive setting, surrounded by nature, with lovely views and all the main services within walking distance.

NOTE:

* The apartment can be purchased either as a PRIMARY residence or as a SECONDARY residence or HOLIDAY HOME.

* The municipality of Collina d'Oro benefits from a particularly advantageous tax multiplier of 60%

Characteristics

Availability	To agree	Bathrooms	2
Type	Apartment	Location floor	1st floor
Reference	4925	Heating type	Electricity
Rooms	3.5	Living area	100 m²
Bedrooms	2	Parking space	1

Object Price	CHF 790,000.-
Number of parkings	
1x Total (incl.)	

Conveniences

Neighbourhood

> Green

Outside conveniences

> Common pool

Inside conveniences

> Underground car park

> Fireplace

View

> Panoramic

> Lake

> Mountains

Style

> Classic

Exterior view





Interior view









Exterior view



Interior view













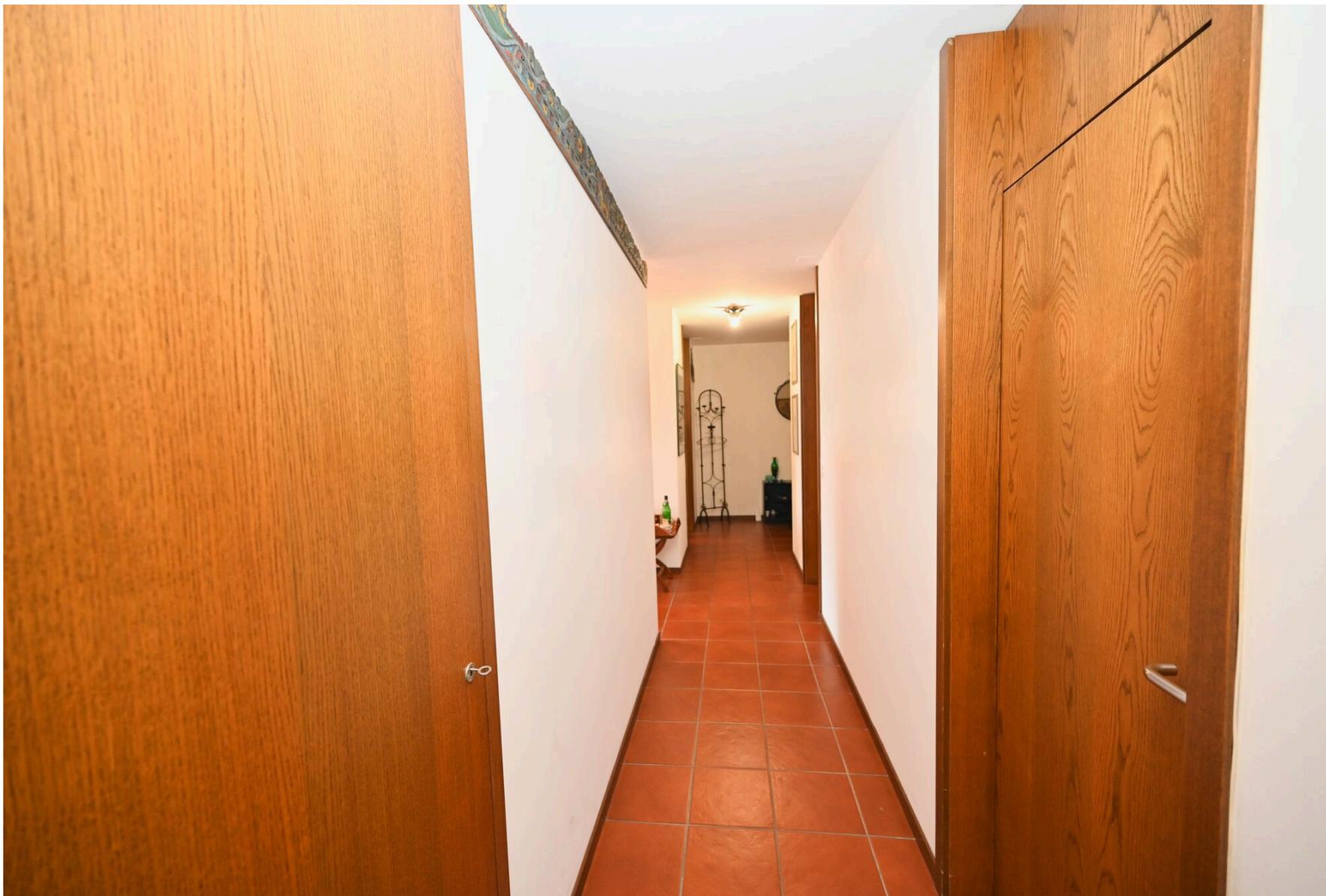














Picture(s)



Contact

Sequoia Consulting Sagl

Via Vedeggi 66b
6983 Magliaso

Phone: +41 78 637 66 15
fabio@sequoiaconsulting.ch
<http://sequoiaconsulting.ch>

Your consultant

Mr. André Schmalzbauer
as@sequoiaconsulting.ch
Mob.: +41 79 304 66 54

Notes
