

FOR SALE

CH-6922 Morcote, Montada dal sass dal Göbb 8

Contemporary Elegance with Private Spa and Designer Furniture

CHF 4,650,000.-



Property description

In the prestigious residential context of Morcote, directly overlooking Lake Lugano, we offer for sale an exclusive apartment inserted in a modern complex with contemporary architecture - Residenza Laguna d'Oro. A representative apartment that combines aesthetic refinement, advanced technology and absolute privacy, enhanced by high-level finishes and spectacular glass surfaces that frame an extraordinary lake panorama.

The complex consists of 4 elegant buildings, each with approx. 6 apartments, thus ensuring exclusivity and tranquility. The slightly elevated location set back from the road ensures a private and quiet living atmosphere, with breathtaking views of the lake and surrounding mountains. Within walking distance is the charming village and lakefront of Morcote, renowned for its picturesque alleys and cozy restaurants.

The apartment is spread over approximately 247 m² of interior space, designed with attention to detail and enhanced by carefully selected designer **afurniture**, included in the sale price.

The dramatic open-plan living area houses living, dining area and a sophisticated contemporary kitchen with large stainless steel central island, V-Zug and Sub-Zero appliances integrated with the home automation system. Large floor-to-ceiling windows give extraordinary brightness and create a natural

continuity between indoor and outdoor spaces. Completing the living area is an exclusive Dolby Atmos home cinema with projector, motorized screen, and 11 built-in speakers, designed to provide the ultimate immersive experience.

The sleeping area consists of a refined master suite with direct access to the outdoors, double walk-in closet, and contemporary designed en suite bathroom with double sinks and large walk-in shower. An authentic **wellness private area**, with hammam, sauna and emotional shower, provides moments of pure relaxation with direct access to the garden.

The apartment is completed with 2 additional bedrooms equipped with integrated audio/video technology, an elegant study, a comfortable bathroom, a guest toilet and a private laundry room.

Outdoor spaces are one of the residence's strengths: approximately 107 m² of **private garden with jacuzzi** for six people, sound system, scenic lighting, automated irrigation, and landscaped green areas with attention to detail. The covered terrace of about 65 m² provides an ideal setting for outdoor living in any season, enjoying open views of the lake and picturesque sunsets.

Parking spaces:

- 2 parking spaces in the garage: CHF 180,000 (not

included in the price)

- Private garage of 25 m² with electric shutter: CHF 70,000.-(not included in the price)

A 13.5 m² equipped cellar completes the property.

Main features:

- Exclusive location overlooking the lake
- Modern residence with contemporary design
- Finishes and materials of the highest quality
- Open plan living area with panoramic windows
- Fully equipped designer kitchen
- Integrated Dolby Atmos home cinema
- Master suite with double walk-in closet
- Private spa with sauna, hammam and emotional shower
- Spacious terraces and private garden
- Outdoor Jacuzzi with lake view
- Integrated home automation system
- Maximum privacy in exclusive setting

A rare residence of its kind, ideal for those who want to live in a sophisticated and contemporary environment, immersed in the quiet and beauty of Lake Lugano

Characteristics

Availability	To agree	Year of construction	2022
Type	Apartment	Living area	247 m²
Reference	3493	Ground surface	419 m²
Rooms	4.5	Total surface	260 m²
Bedrooms	3	Garden surface	107 m²
Bathrooms	2	Terrace surface	65 m²
Number of toilets	1	Parking spaces	3

Object Price	CHF 4,650,000.-
Number of parkings	
3x Total (not incl.)	CHF 250,000.-
Total price	CHF 4,900,000.-

Exterior view









Picture(s)



Interior view















Exterior view



Interior view













Exterior view





Plan

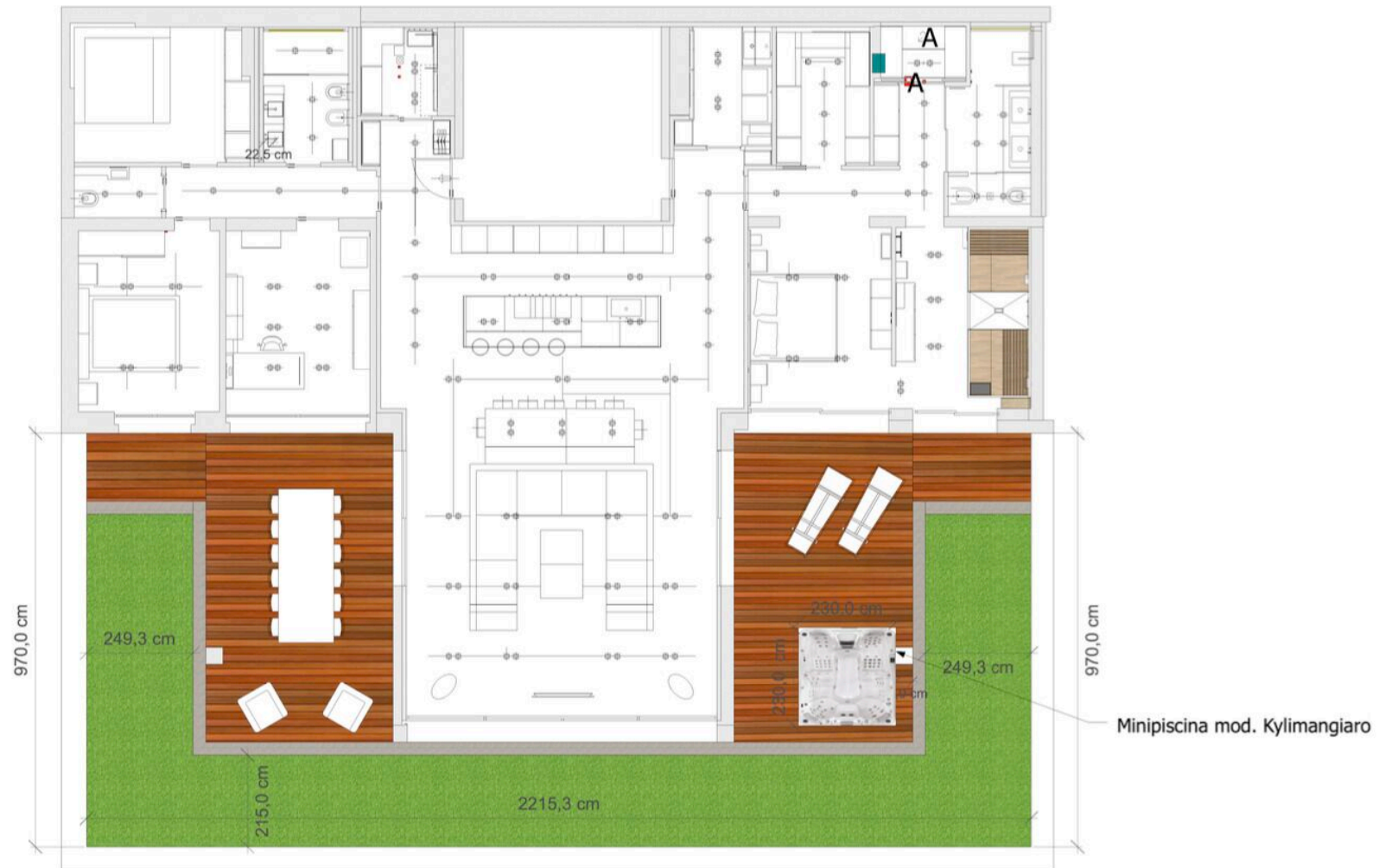


Picture(s)



Plan

Appartamento LAGUNA D'ORO MORCOTE



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
