



FOR SALE

CH-6900 Lugano, Via Massagno 26

Residence Parco Maraini - Duplex Penthouse with Lake View in  
Lugano

CHF 1,790,000.-

SEQUOIA  
CONSULTING

# Property description

In Lugano, 5 minutes from the city center, in the Residence "Parco Maraini" on the 3rd and the last floor we offer for sale a bright duplex penthouse of over 200 m2 (one of the largest apartments in the Residence) with a beautiful terrace overlooking the lake.

The penthouse is divided as follows:

entrance, bathroom, kitchen, large lounge / dining room with beautiful terrace, large spiral staircase, 3 large bedrooms + large bathroom with tub and shower, small laundry room.

The residence, with its large park of over 15'000 m2 accessible to all condominiums, has a restaurant, fitness center and swimming pool.

1 cellar and **2 indoor parking spaces** with direct access to the apartment (**each one of CHF 75'000.-, NOT included in the price**).

Condominium expenses: around CHF 10'500.- / year (hot water, heating, condominium electricity etc. and the usage of the swimming pool).

The penthouse for its location and for the characteristics of the residence is the ideal solution for those who want to enjoy absolute tranquility, being able to cure body and mind without the stress of traveling with the car in the city and live, however, in

5 minutes drive from the city center.

# Characteristics

|              |           |                |           |
|--------------|-----------|----------------|-----------|
| Availability | To agree  | Bathrooms      | 2         |
| Type         | Penthouse | Location floor | 3rd floor |
| Reference    | 3275      | Living area    | 207 m²    |
| Rooms        | 4.5       | Parking spaces | 2         |
| Bedrooms     | 3         |                |           |

|                    |                                  |
|--------------------|----------------------------------|
| Object Price       | CHF 1,790,000.-                  |
| Number of parkings |                                  |
| Total              | 2x                               |
| Charges            | CHF 10,500.-/year (Not included) |



# Picture(s)



































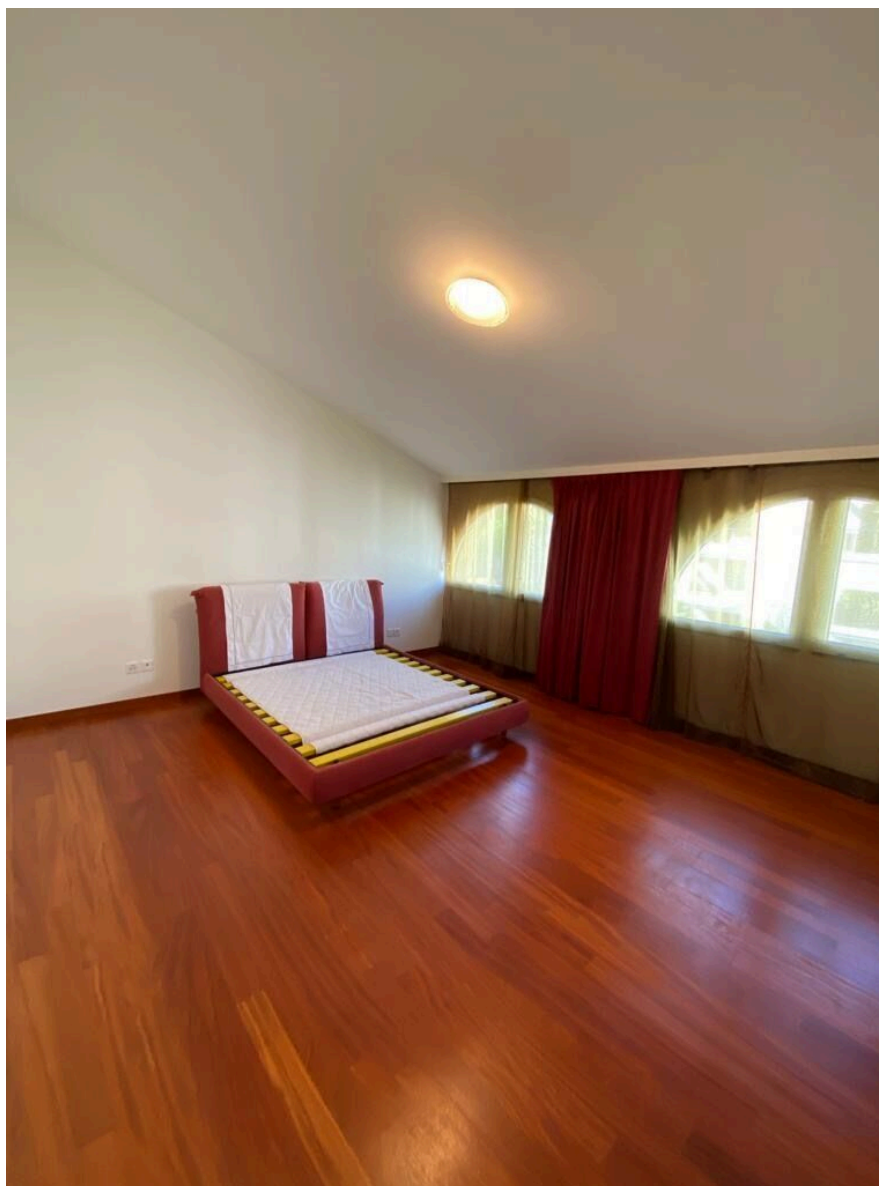


























# Contact

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## Your consultant

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