



FOR SALE

CH-6932 Breganzona, Via al Roccolo 2

Villa in Breganzona with Unobstructed View of the Mountains

CHF 2,500,000.-

SEQUOIA
CONSULTING

Property description

In Breganzona, in a quiet area with plenty of privacy, we offer for sale this villa with an unobstructable view of Lake Lugano and the surrounding mountains.

The spacious and bright villa is divided as follows:

FIRST FLOOR:

- Living room with fireplace and access to the terrace, dining area and studio/leisure zone;
- Spacious terrace with wonderful view;
- Kitchen;
- Bathroom with shower;
- Additional bathroom with bathtub;
- Spacious master bedroom with access to the terrace;
- Additional bedroom with view;
- Closet;

INTERMEDIATE FLOOR:

- Laundry room;
- Guest bedroom;
- Closet;

GROUND FLOOR (with access to the garden):

- Living room with fireplace and dining area;
- Kitchen;
- Spacious master bedroom;
- Two further bedrooms;
- Spacious bathroom with bathtub;
- Further bathroom with shower;

- Closet;
- Technical room accessible from the outside;

SEMI-DETACHED APARTMENT:

- Laundry room;
- Guest bedroom;
- Utility room.

EXTERNALLY:

- Garden surrounding the villa plus a separate area;
- Garage with 2 parking spaces, 2 further external parking spaces;
- Small porch on the ground floor;
- Large terrace with a view.

Characteristics

Availability	Immediate	Year of construction	1984
Type	Villa	Heating type	Fuel oil
Reference	5573	Living area	370 m²
Rooms	11	Ground surface	716 m²
Bedrooms	6	Terrace surface	100 m²
Bathrooms	5	Parking spaces	4

Object Price	CHF 2,500,000.-
Number of parkings	
Total	4x

Picture(s)



























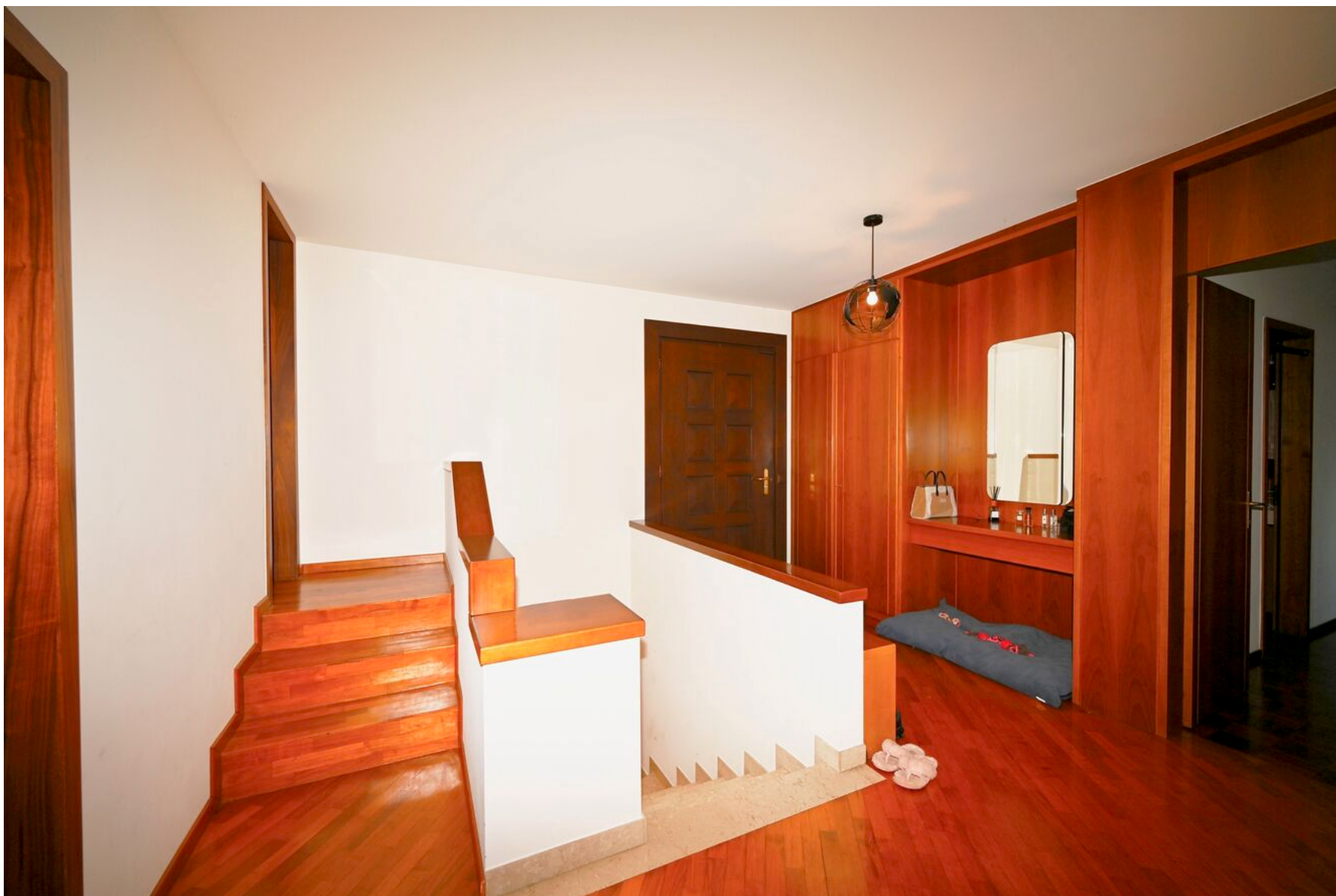




























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Notes
