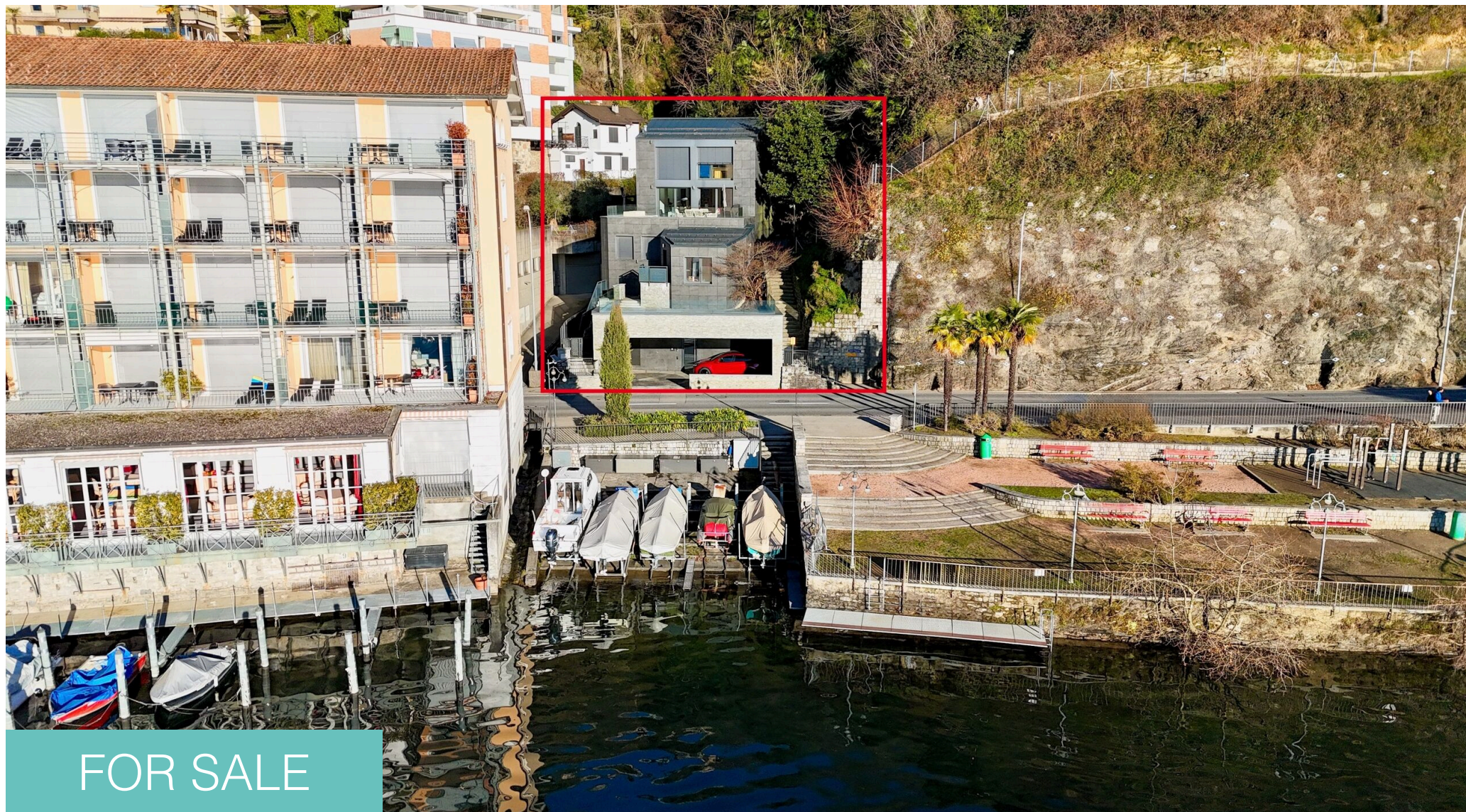




FOR SALE

CH-6976 Castagnola, Via Riviera 7

Exclusive Design Villa 20 meters from the shores of Lake Lugano

CHF 4,950,000.-

SEQUOIA
CONSULTING

Property description

Situated in a prime location convenient to amenities, this extraordinary design villa in Castagnola offers unparalleled lake views and refined contemporary elegance.

Spread over 3 levels, conveniently connected by elevator and internal staircase, the villa boasts fine finishes, ample outdoor spaces and exclusive amenities, including a quaint grottino and a panoramic sun terrace.

Basement Floor:

The main entrance, with direct access also from the garage, leads to a cozy grottino overlooking terrace. The technical/storage room is also located on this level, ensuring maximum functionality.

First Floor - Night Area:

A large hallway leads to the guest bedroom with private bathroom, gym, two additional bedrooms and two bathrooms. Completing the floor are the laundry room and a wonderful sun terrace with dressing area, overlooking the lake.

Second Floor - Living Area:

The bright and spacious open-plan living room with open kitchen opens onto a large panoramic terrace, perfect for outdoor dining and relaxing. This level also includes a half bath and access to the private garden.

Upper floor - Master Suite:

The upper floor houses a luxurious master bedroom, complete with private bathroom, walk-in closet and storage room.

Additional Features:

- 3 covered parking spaces in the garage.
- Strategic location, just minutes from downtown Lugano and major road connections.

NOTE: The villa can be purchased as a secondary residence/holiday home.

This exclusive villa in Castagnola is the perfect blend of modern luxury, breathtaking views and maximum comfort.

Contact us for more information or to schedule a private viewing.

Characteristics

Availability	To agree	Year of construction	2018
Type	Villa	Living area	466 m²
Reference	7337	Ground surface	430 m²
Rooms	7.5	Terrace surface	127 m²
Bedrooms	4	Heating cost	CHF 6,000.-/year (Not specified)
Bathrooms	5	Parking spaces	3

Object Price	CHF 4,950,000.-
Number of parkings	
Total (incl.)	3x

Exterior view





Interior view















Contact

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Notes
