



FOR SALE

IT-25017 Lonato del Garda, Via Mancino 16

Charming Villa in the Heart of Nature

CHF 899,100.-

SEQUOIA
CONSULTING

Property description

Located in a quiet residential area of Barcuzzi, in the heart of Lonato del Garda, we offer for sale this charming villa arranged on two levels, with an area of 300 m² and a beautiful private garden.

The villa is located 5 minutes from Desenzano del Garda, a renowned place for tourism on Lake Garda.

The strategic and convenient location allows you to easily reach the main services of the municipality and the wonders of Lake Garda.

The building has three floors above ground, best described as follows:

- Ground floor : consisting of an entrance hall, living room/kitchen, laundry room, storage room and a porch suitable for agricultural vehicles or motor vehicles.

- First Floor : connected to the Ground Floor by an internal staircase, it is developed with a double bedroom, bathroom, open distributive space with balcony on the lower floor, study and No. 2 double bedrooms

- Second Floor or attic : connected to the First Floor via trapdoor with staircase, this space is practicable but not usable as it does not have sufficient average height to comply with current regulations.

The property can be parceled out for the construction of several apartments with square footage suitable for customers who want to invest in an area with high tourist attraction, or private residence.

This villa represents the ideal solution for families or for those who want to live in a serene setting without sacrificing proximity to urban services

Characteristics

Availability	To agree	Bedrooms	2
Type	Villa	Bathrooms	2
Reference	2888	Living area	300 m²
Rooms	4	Ground surface	6,236 m²

Object Price **CHF 899,100.-**

Exterior view





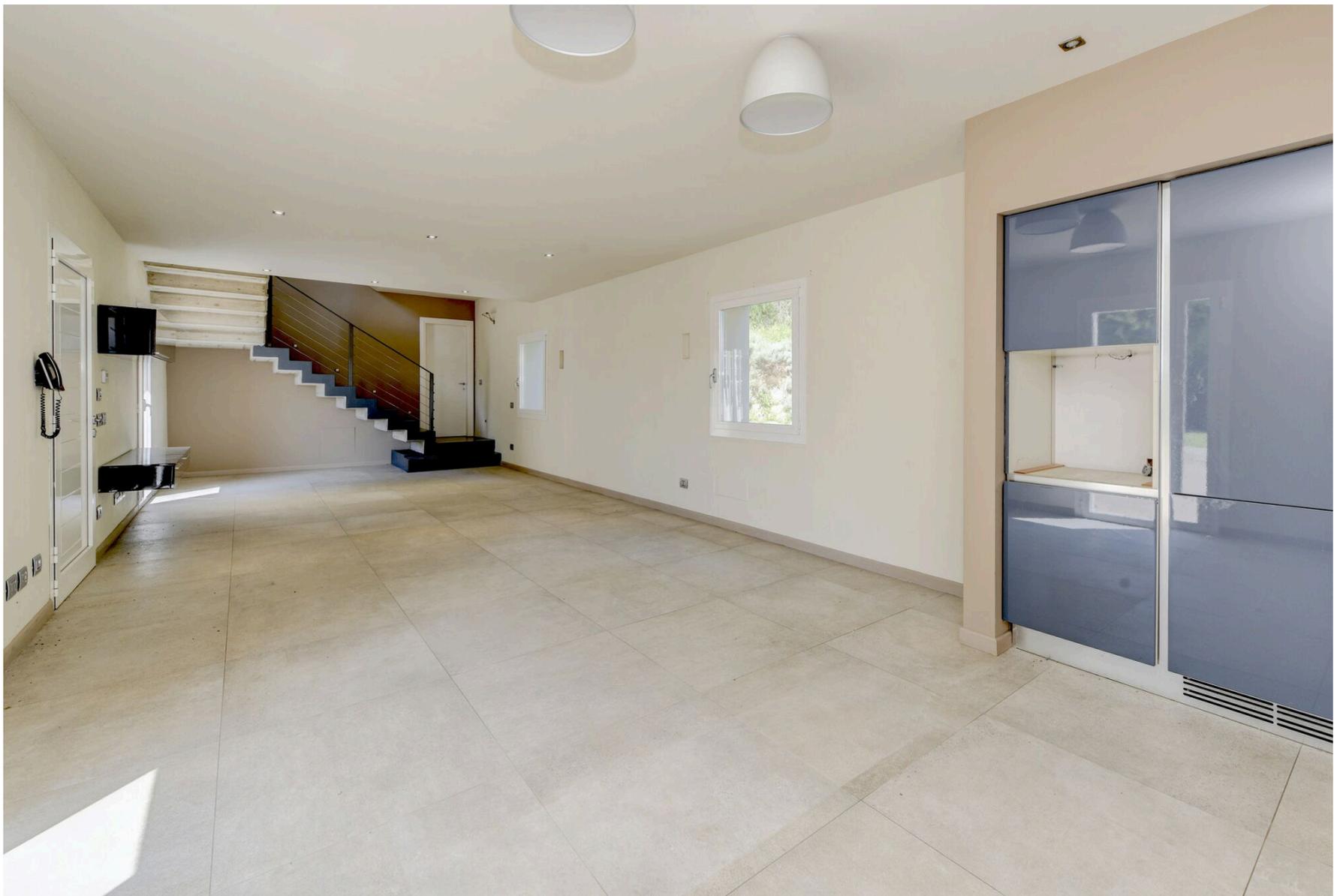


Picture(s)



Interior view































Exterior view





Contact

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Notes
