

CH-6954 Sala Capriasca, Via Punta Arenas 13

Elegant Villa with Panoramic Views and Potential for Expansion

CHF 1,980,000.-

SEQUOIA
CONSULTING

Property description

A refined villa for sale in Sala Capriasca, in a quiet location with open panoramic views and close to all essential amenities.

The south-facing property enjoys optimal natural light that envelops the rooms from morning to evening.

The house is on three levels, divided as follows:

BOTTOM FLOOR:

a large cellar, a technical room, a laundry room and a multipurpose room still unfinished.

GROUND FLOOR:

a spacious entrance hall, a large bright living room with fireplace and direct access to the garden, a fully equipped kitchen, a cozy dining area, a convenient pantry and a bathroom with shower and window.

UPPER FLOOR:

a sleeping area consisting of 2 bedrooms, one of which is currently used as a study, a bathroom with tub and window, and a master bedroom with walk-in closet and vestibule.

The villa has high-level finishes and is surrounded by a beautiful, well-maintained flat garden.

The property is completed by 2 covered parking spaces.

The house has an alarm system and preparation for the installation of a swimming pool.

In addition, the land allows further possibilities for expansion, thanks to the still available exploitation indices.

This villa is ideal for those seeking a residence in a quiet and private area, without sacrificing proximity to essential services

Characteristics

Availability	To agree	Bathrooms	2
Type	Villa	Total number of floors	3
Reference	6670	Living area	300 m²
Rooms	4.5	Ground surface	467 m²
Bedrooms	2	Parking spaces	2

Object Price	CHF 1,980,000.-
Number of parkings	
Total	2x

Conveniences

Outside conveniences

- > Garden
- > Covered parking space(s)

Inside conveniences

- > Fireplace

Equipment

- > Alarm

View

- > Panoramic
- > With an open outlook
- > Garden
- > Mountains

Picture(s)





















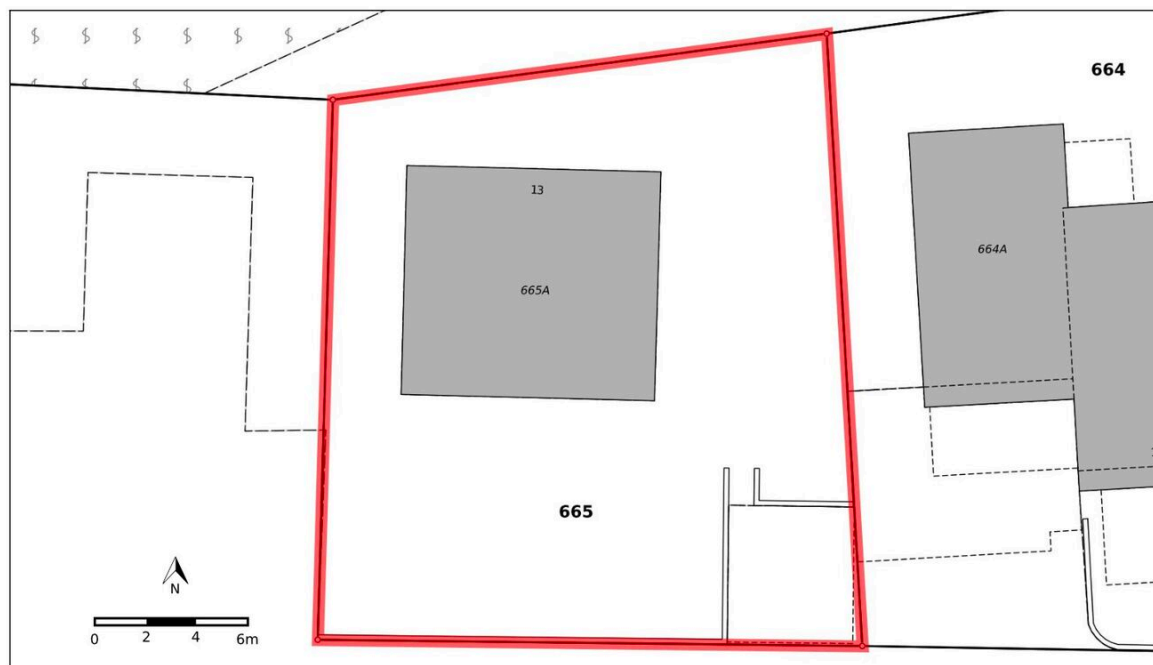








Estratto del Catasto delle restrizioni di diritto pubblico della proprietà (Catasto RDPP)



Numero del fondo

665

Contact

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Notes
