



## Lake view villa in residence with pool



### Info Agente

Nombre:	ArKadia
Nombre empresa:	
País:	Reino Unido
Teléfono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalles del anuncio

Propiedad para:	Venta
Precio:	EUR 950,000

### Ubicación

País:	Italia
Estado/Región/Provincia:	Véneto
Ciudad:	Garda
Publicado:	29/06/2024

#### Descripción:

Set in a spectacular location only 100m from the port of Moniga del Garda (one of Lake Garda's most beautiful harbors) and close to the historic center, this exclusive residence shows a careful distribution of outdoor and indoor spaces and allows you to savor your time on Lake Garda to the fullest.

Internally, the property is on two levels and is surrounded on three sides by an exclusive garden of 200 sqm from which you can see the lake. The ground floor is divided between the living area, the eat-in kitchen and the windowed bathroom complete with washing machine. All rooms have access to the private garden and, in particular, the living area has a beautiful lake view.

An elegant wooden staircase leads us to the second floor, which consists of the first master bedroom, another room used as a study and the master bedroom with private bathroom complete with bathtub and shower stall with hydromassage functions. The floor is completed by a second bathroom complete with shower stall. All rooms have an exclusive terrace and, from both the master bedroom and the second bedroom, there is a breathtaking lake view.

The interior finishes are of the highest quality, in fact we find antique oak parquet floors, Venetian stucco, marble wall tiles in the services and kitchen, armored doors and wooden windows with double-glazed shatterproof lock.

The alarm system with 6 cameras can be managed remotely. Local and satellite ASTRA TV is available in all rooms. Comfort is also high thanks to the presence of underfloor heating, air conditioning in every



room and the presence of an exterior coat that improves energy efficiency. The property is completed by two car garages in the basement and two communal swimming pools.

## Común

Dormitorios:	2
Baños:	3
Pies cuadrados terminados:	155 m <sup>2</sup>
Tamaño del lote:	60 m <sup>2</sup>
Floor Number:	2

## Room details

Total rooms:	7
--------------	---

## Energy efficiency

Energy Use (kWh/m <sup>2</sup> /year):	90
--	----

## Lease terms

Date Available:

## Información adicional

URL sitio web: [http://www.arkadia.com/WLCC-T1763/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/WLCC-T1763/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: pv-127

