



## Historic villa in Art Nouveau style a few steps from Lake Garda



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	EUR 1,460,000

### Locatie

Aanbevolen Auto Onderdelen:	Italy
Staat/Regio/Pronvincie:	Veneto
Plaats:	Garda
Geplaatst:	26-07-2024
Omschrijving:	

Villa Anna, located in the heart of Roè Volciano and immersed in a private fenced park of about 1,600 square meters, is a property of great prestige and spaciousness. The villa, in Art Nouveau style, is divided into four spacious units, each of about 250 sq m. Next to the main villa, there is another building that offers the possibility of creating an additional dwelling of 250 square meters, perfect for a single villa, a duplex or other residential units.

This historic residence is spread over four floors above ground, with each floor housing a distinct residential unit, as well as a large basement area of about 250 square meters. An impressive stairwell with elevator connects all levels internally, providing easy and convenient access. Outside, the grounds offer a charming and historic atmosphere, with dedicated parking spaces and a large garage included in the adjacent properties.

Villa Anna represents an ideal opportunity for those seeking a prestigious main residence. Its location in the picturesque Lake Garda area and its historic features make this property an option to be carefully considered.

### Algemeen

Afgewerkte vierkante meter:	1311 m <sup>2</sup>
Lot Afmeting:	1650 m <sup>2</sup>

### Room details



Total rooms: 30

### **Energy efficiency**

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

### **Lease terms**

Date Available:

### **Additionele informatie**

Website URL: [http://www.arkadia.com/WLCC-T1790/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/WLCC-T1790/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### **Contact information**

IMLIX ID: lv-116

