



## CDL7174 – Independent villa in the historic center with a garage, garden, and panoramic view of Lake Trasimeno.



### Informações do Revendedor

Name:	ArKadia
Nome da Empresa:	
País:	Reino Unido
Telefone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 915,060.92

### Localização

Country:	Itália
State/Region/Province:	Úmbria
Cidade:	Castiglione del Lago
Adicionado:	21/08/2024

#### Informação adicional:

Castiglione del Lago (PG): Independent villa on three levels of approximately 190 sqm composed of:

- On the ground floor, a veranda used as a dining room, a habitable kitchen, a living room, a bathroom with shower, and a panoramic terrace of about 100 sqm.
- On the first floor, with an additional entrance, there are two double bedrooms, both with an internal space used as a study or walk-in closet and a balcony with a lake view, and a bathroom with a jacuzzi.
- On the second floor, a large living room with a fireplace and a balcony with panoramic windows overlooking Lake Trasimeno, a double bedroom with an internal study/walk-in closet and a balcony, and a bathroom with a shower.

The villa was entirely renovated ten years ago, with the reconstruction of the ceilings and all the terraces, featuring a centralized system already prepared for air conditioning, internal insulation, a thermodynamic panel on the roof for sanitary water, and an alarm system.

The property includes a 500 sqm garden divided into terraces with olive trees, a parking space with an automatic gate accessed from the historic center, a garage of approximately 36 sqm facing the road towards the lake, a storage room with services of 20 sqm, and an additional paved terrace with lake view of 30 sqm.

Panoramic and quiet location, just a short walk from the historic center and the shores of the lake. Suitable for conversion into a tourist facility.



---

Exclusive lake view.

Condição: Excellent  
Construído: 2014

## Comum

Quartos de dormir: 3  
Banheiro: 3  
Pés quadrados acabados: 190 m<sup>2</sup>

## Room details

Total rooms: 7

## Building details

Number of Garages: 1  
Número de pisos: 3

## Lease terms

Date Available:

## Informação adicional

URL do site: [http://www.arkadia.com/CEAS-T1429/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/CEAS-T1429/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: cdl7174

