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Code: V001899

BEAUTIFUL PROPERTY OVERLOOKING THE LAKE IN MANERBA DEL GARDA

Via Giovanni Pascoli Manerba del Garda BS Italia

SALE
4.500.000€

Beds	Bathrooms	Garden
3	3	1500 mq

DESCRIPTION:

In a unique position directly on the lake with a large portion of private shoreline that guarantees total peace and maximum privacy, we offer an important and elegant villa on two levels overlooking the lake. Entering from the main floor we find the large and bright living area consisting of a large living room directly opening onto the terrace with splendid lake view, a spacious kitchen with peninsula and a dining room. Continuing on the same floor we find the sleeping area composed of two large double bedrooms with bathroom and vestierre as well as a master suite with private bathroom and direct access to the patio overlooking the lake. On the ground floor of the property we find a large room for various uses including the possibility of a fourth bedroom, a wellness area with sauna and the large garage complete with laundry area. Great added value is obviously given by the exteriors characterised by a splendid and luxuriant garden, two private entrances to the lake and a newly built swimming pool complete with an elegant equipped solarium directly overlooking the lake. Added to the elegance and attention to detail and finishes is the proximity of a private port with all the amenities and services needed to fully experience the lake. We remain at your disposal for further information to referenced clients.

abitare il Garda
WE MAKE IT REAL

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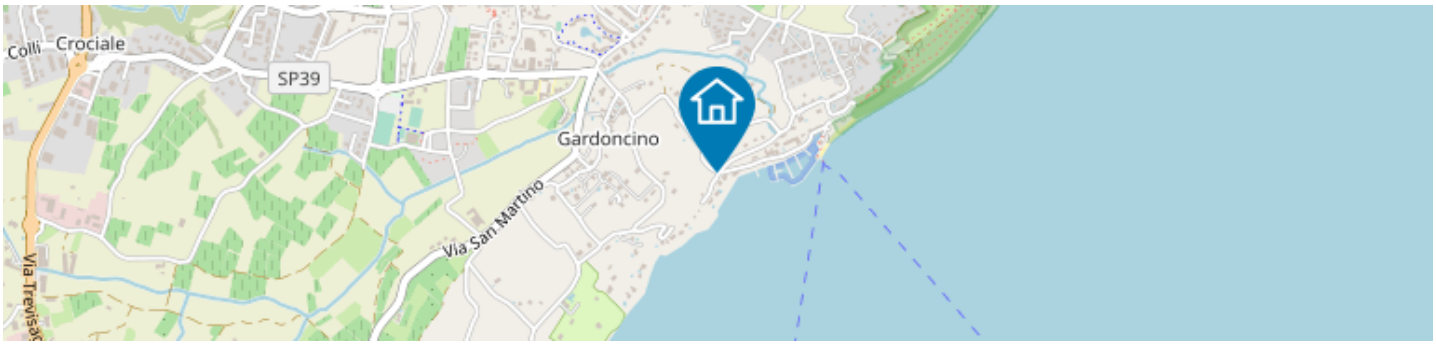
ADDITIONAL INFORMATION

Energy Rating: G	**Minimum IPE:** -	**Heating:** Independent	**State:** Good
Grade: Elegant	**Position:** Lake	**View:** Lake View	**Orientation:** -
Rooms / Locals: 12	**Floor:** -	**Building Floors:** 2	**Internal Levels:** 2
Garage: 1	**Mq Garage:** -	**Parking Space:** -	**Terraces:** 2
Mq Terraces: -	**Balconies Mq:** -	**Arcades:** -	**Mq Arcades:** -
Garden: Private	**Kitchen:** Eat-In Kitchen	**Furniture:** Possibility	**Annual Expenses:** -



ACCESSORIES

- ✓ Air Conditioning
- ✓ Automotive Passage
- ✓ Closet
- ✓ Double Entry
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Fireplace
- ✓ Flue
- ✓ Independent Entrance
- ✓ Laundry
- ✓ Outdoor Tables
- ✓ Pedestrian Crossing
- ✓ Pool
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection



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