






Code: [V002541](#)

MODERN APARTMENT IN PRESTIGIOUS RESIDENCE IN DESENZANO DEL GARDA

Via Flaminia 51 Desenzano del Garda BS Italia

SALE
**Trattativa
riservata**

Beds Bathrooms Commercial
 2  2  101 mq

DESCRIPTION:

Just steps away from the lake and promenade, in a quiet and well-served residential area, we offer an exclusive housing unit in an elegant designer residence comprising only seven refined homes. The complex features a beautiful pool area and shared outdoor spaces designed for ultimate relaxation. The building, with its modern and contemporary design, is crafted with meticulous attention to detail and adheres to the principles of green building, ensuring sustainability and comfort. It incorporates the latest eco-friendly materials and advanced technologies to achieve an energy certification of Class A. Delivery is scheduled for the end of 2024. This state-of-the-art, earthquake-resistant construction includes a basic smart home system controllable remotely, a video intercom, photovoltaic panels, underfloor heating, and pre-installed air conditioning systems. A convenient elevator connects all levels, and interior finishes can be customized according to the specifications. The housing unit, located on the first floor, boasts spacious terraces, perfect for enjoying outdoor living. The bright, modern living area, with an open-plan kitchen and bioclimatic greenhouse, opens onto a private covered terrace through large glass doors. The sleeping area includes a spacious master bedroom, a second bedroom, two bathrooms, and another terrace ideal for relaxation. Large windows in every room ensure exceptional natural light and a harmonious connection with the outdoor spaces. In the basement, accessible via the elevator, there are spacious garages starting from €44,000.00 and storage rooms from €3,000.00. Contact us today for more details, documentation, specifications, or to arrange a viewing.

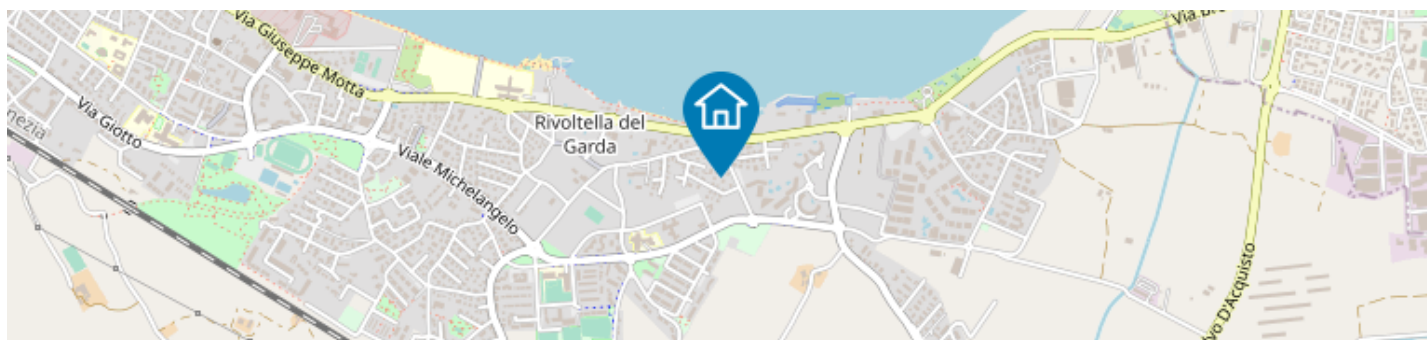
ADDITIONAL INFORMATION

| | | | |
|--------------------------|------------------------------|-------------------------------|----------------------------------|
| Energy Rating: A2 | Minimum IPE: - | Heating: Independent | State: Under Construction |
| Grade: Elegant | Position: Lake | View: Open View | Orientation: - |
| Rooms / Locals: 3 | Floor: 1 | Building Floors: 4 | Internal Levels: 1 |
| Garage: - | Mq Garage: - | Parking Space: - | Terraces: 2 |
| Mq Terraces: 58 | Balconies Mq: - | Arcades: - | Mq Arcades: - |
| Garden: Common | Kitchen: View Kitchen | Furniture: Possibility | Annual Expenses: - |



ACCESSORIES

- ✓ Air Conditioning
- ✓ Condominium Park
- ✓ Data Network
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Electric Shutters
- ✓ Home Automation System
- ✓ Lift
- ✓ Mosquito Nets
- ✓ Photovoltaic System
- ✓ Pool
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Veranda
- ✓ Video Intercom



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