






Code: [V002626](#)

## RESIDENZA PACE UNIT 03 IN DESENZANO DEL GARDA

Viale Dal Molin Desenzano del Garda BS Italia

**SALE**  
**540.000€**

Beds      Bathrooms      Commercial

 2       1       91,49 mq

### DESCRIPTION:

Located just 200 meters from Lake Garda and 600 meters from the historic center of Desenzano del Garda, immersed in an atmosphere of elegance and tranquility, "Residenza Pace" is a prestigious residential complex consisting of only five exclusive living units. Designed to set a new standard of housing, it offers a tailor-made experience for enjoying every season to the fullest. With a privileged location, a harmonious blend of indoor and outdoor spaces, and cutting-edge construction technologies, this residence ensures the highest level of comfort. Contemporary architecture and six-star luxury seamlessly merge with the timeless beauty of the surrounding landscape, creating an oasis of serenity and harmony. Thanks to the large windows and outdoor spaces, natural light becomes the true protagonist of the environment. Residenza Pace offers A5 energy-class apartments (Passive House) that combine comfort and advanced technology. The structure guarantees energy efficiency, living well-being, and security through sustainable solutions, such as a smart electrical system and triple-glazed aluminum windows. Each apartment embodies the pinnacle of contemporary elegance, where modern furnishings harmonize with impeccable attention to detail. The interior spaces, designed with refined taste, offer a minimalist yet welcoming ambiance, characterized by clean lines and innovative solutions. Every element, from the high-quality parquet flooring to the polished marble surfaces, has been carefully selected to evoke a sense of discreet and sophisticated luxury. The premium finishes (ranging from designer faucets to exclusive fixtures and high-end materials) and state-of-the-art construction and technical systems (such as underfloor heating, photovoltaic panels, private charging station preparation, controlled mechanical ventilation, elevator, independent heat pump, gas-free structure, anti-hail preparation, anti-humidity and anti-mold treatments, acoustic insulation, REI 120 fire-resistant structures, and shatterproof glass) reflect uncompromising quality, making every space an exceptional experience in style and comfort. Within this prestigious complex, we offer Unit 03, located on the first floor, consisting of a spacious living area, with an open-plan kitchen, and access to the exclusive terrace and balcony, a hallway, a master bedroom, a single bedroom with access to the terrace, and a bathroom with a window. In the

basement, garages are available separately, starting from €41,000. We remain at your disposal for further details and specific information. Please contact us to schedule an appointment at our offices.

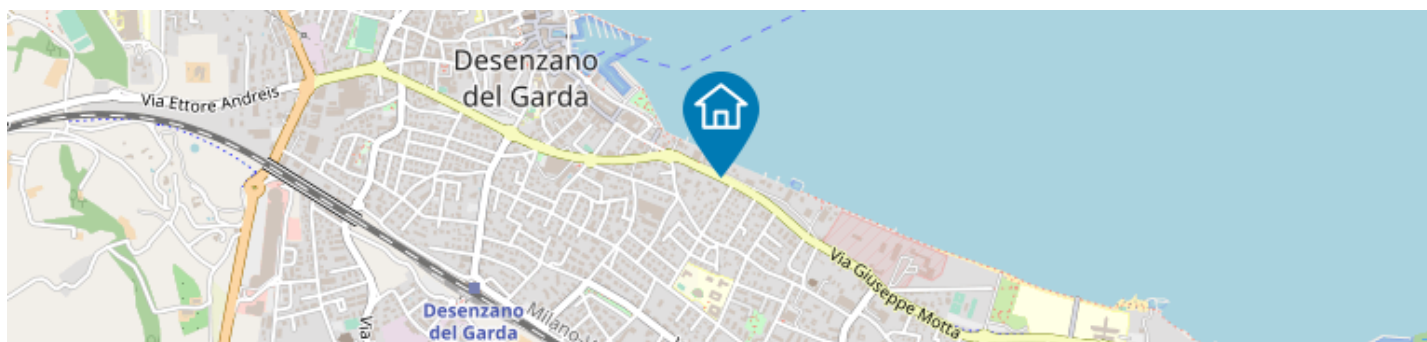
## ADDITIONAL INFORMATION

<b>Energy Rating:</b> A4	<b>Minimum IPE:</b> -	<b>Heating:</b> Independent	<b>State:</b> Under Construction
<b>Grade:</b> Elegant	<b>Position:</b> Center	<b>View:</b> -	<b>Orientation:</b> -
<b>Rooms / Locals:</b> 3	<b>Floor:</b> 1	<b>Building Floors:</b> 3	<b>Internal Levels:</b> -
<b>Garage:</b> -	<b>Mq Garage:</b> -	<b>Parking Space:</b> -	<b>Terraces:</b> 1
<b>Mq Terraces:</b> 15,59	<b>Balconies Mq:</b> 5,87	<b>Arcades:</b> -	<b>Mq Arcades:</b> -
<b>Garden:</b> No	<b>Kitchen:</b> View Kitchen	<b>Furniture:</b> Possibility	<b>Annual Expenses:</b> -



## ACCESSORIES

- ✓ Air Conditioning
- ✓ Data Network
- ✓ Electric Gate
- ✓ Electric Shutters
- ✓ Home Automation System
- ✓ Laundry
- ✓ Lift
- ✓ Mosquito Nets
- ✓ Photovoltaic System
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Video Intercom



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