







Code: V002634

## NEW THREE-ROOM APARTMENT IN A RESIDENCE WITH SWIMMING POOL IN DESENZANO DEL GARDA

Via Aldo Cantarini Desenzano del Garda BS Italia

SALE 495.000€

Beds

Bathrooms

Commercial







106 mg

## **DESCRIPTION:**

Just a few steps from the beaches and the center of Rivoltella del Garda, in a residential area convenient to all services and main road connections, a new and elegant complex is under construction. The project consists of two buildings with six units each, developed over three aboveground floors, featuring large sun terraces, underground garages and cellars, and a shared swimming pool with a sunbathing area. Within this exclusive setting, we offer a three-room apartment on the first floor, characterized by bright spaces and modern finishes. The entrance opens into a spacious and welcoming living area with an open-plan kitchen and direct access to a large covered terrace perfect for outdoor dining and relaxing moments. The sleeping area, well separated from the living space, includes a double bedroom, a master bedroom with private bathroom, and a second bathroom with shower. An additional room, already equipped with all connections to be used as a separate kitchen, allows the flexibility to choose between maintaining an independent kitchen or transforming it into a study, offering versatile space management. The entire complex will be built in energy class A3, featuring high-quality finishes and innovative technologies, including underfloor heating, electric shutters, mosquito screens, sliding doors, and dual provisions for kitchen and laundry — all included in the price. Completing the property is the possibility of purchasing spacious garages in the basement. We remain at your disposal for further information and on-site visits.



ADDITIONAL INFORMATION			
Energy Rating: A3	Minimum IPE: -	Heating: Independent	State: Under Construction
Grade: Elegant	Position: Suburb	View: Open View	Orientation: -
Rooms / Locals: 3	Floor: 1	<b>Building Floors:</b> 3	Internal Levels: 1
Garage: -	Mq Garage: -	Parking Space: -	Terraces: 1
Mq Terraces: 38	Balconies Mq: -	Arcades: -	Mq Arcades: -
Garden: Common	Kitchen: View Kitchen	Furniture: Possibility	Annual Expenses: -



## ACCESSORIES

Air Conditioning

Closet

Condominium Park

Data Network

/ Double Glasses

Electric Gate

**Electric Shutters** 

Home Automation 🗸 Laundry System

Lift

Mosquito Nets

Photovoltaic System

Pool

Satellite System

Security Door

Theft Protection

Video Intercom



