



Code: [V002763](#)

INCOME-GENERATING COMMERCIAL PROPERTY IN A STRATEGIC LOCATION IN DESENZANO DEL GARDA IN DESENZANO DEL GARDA

Via Cavour 22 Desenzano del Garda BS Italia

SALE
275.000€

Bathrooms Commercial



1



57,6 mq

DESCRIPTION:

We offer for sale a commercial property currently leased and generating income, located in a highly strategic area of Desenzano del Garda. Just a short walk from the historic center and the train station, the property is easily accessible and well-connected to all major services. It enjoys excellent visibility thanks to the high pedestrian and vehicle traffic, with a convenient front parking area that ensures easy access and high customer appeal. Currently rented with an active lease contract, this property is a perfect investment opportunity for those seeking immediate and stable returns. Its central location, accessibility, and visibility make it an ideal choice for anyone looking for a safe and profitable investment in one of the most sought-after destinations on Lake Garda. Further information and visits available upon request.

ADDITIONAL INFORMATION

Energy Rating: VA	Minimum IPE: -	Heating: Independent	State: Fair Conditions
Grade: Elegant	Position: Center	View: -	Orientation: -
Rooms / Locals: 1	Floor: -	Building Floors: 3	Internal Levels: 2
Garage: -	Mq Garage: -	Parking Space: -	Terraces: -
Mq Terraces: -	Balconies Mq: -	Arcades: -	Mq Arcades: -
Garden: -	Kitchen: -	Furniture: Furnished	Annual Expenses: -



ACCESSORIES

- ✓ Automotive Passage
- ✓ Data Network
- ✓ Independent Entrance
- ✓ Pedestrian Crossing



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