

Code: [V002848](#)

## AUTHENTIC RUSTIC HOME WITH LARGE GARDEN IN DESENZANO DEL GARDA

Via Celesti Desenzano del Garda BS Italia

**SALE**  
**1.090.000€**

Commercial    Garden

 372 mq     993 mq

### DESCRIPTION:

In one of the most sought-after areas of Desenzano del Garda, we offer a charming rustic property surrounded by greenery a place where nature, tranquillity, and privacy coexist in perfect harmony. The building, featuring authentic materials and a rural atmosphere now rare to find, represents a unique opportunity for those wishing to create a residence with strong personality or an appealing hospitality project. The property is spread over multiple levels and offers very spacious interiors, currently unfinished, allowing complete design freedom: one can imagine a large villa, several independent housing units, or a mixed residential-tourist solution. The current spaces include large areas to be restored, significant volumes, and an evocative porch overlooking the garden, ideal as a relaxation area or for fully enjoying the outdoor spaces. The land surrounding the house is one of its key strengths: shaded, well-kept, and full of potential perfect for those who love outdoor living. The presence of a brick cellar and a characteristic porch with exposed beams adds further charm and character to the entire property. The location is particularly convenient: immersed in quietness yet just a short distance from services, shops, restaurants, the lakeside promenade, and the historic centre of Desenzano. A rare balance for those seeking a private space that is still well connected. This solution is ideal for anyone wishing to shape a personal and unique project, enhancing a property with an authentic soul in the heart of Lake Garda. In the published images, you can find some render concepts for the renovation of the property created with artificial intelligence.

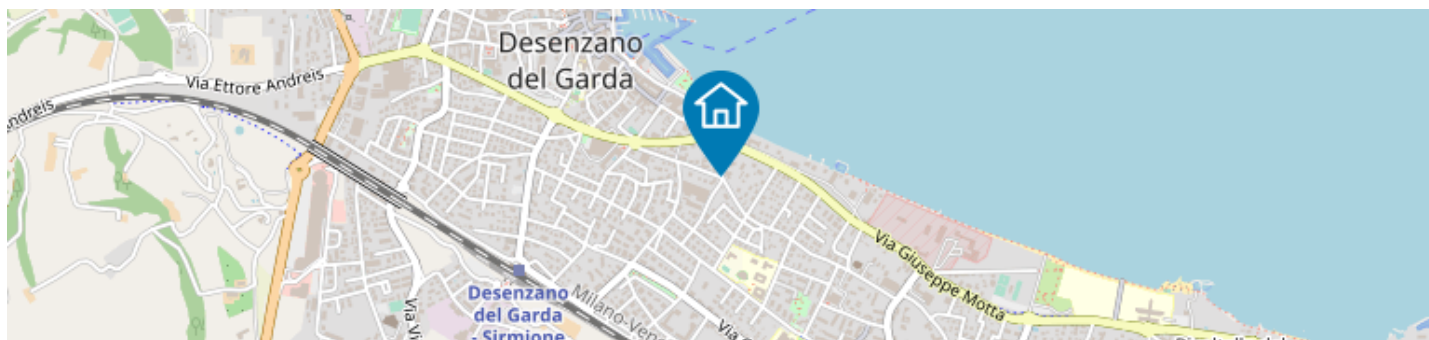
## ADDITIONAL INFORMATION

<b>Energy Rating:</b> NC	<b>Minimum IPE:</b> -	<b>Heating:</b> Independent	<b>State:</b> To Be Renovated
<b>Grade:</b> Elegant	<b>Position:</b> Inner City	<b>View:</b> Open View	<b>Orientation:</b> -
<b>Rooms / Locals:</b> -	<b>Floor:</b> -	<b>Building Floors:</b> 3	<b>Internal Levels:</b> 3
<b>Garage:</b> -	<b>Mq Garage:</b> 46	<b>Parking Space:</b> -	<b>Terraces:</b> -
<b>Mq Terraces:</b> -	<b>Balconies Mq:</b> -	<b>Arcades:</b> -	<b>Mq Arcades:</b> 90
<b>Garden:</b> Private	<b>Kitchen:</b> -	<b>Furniture:</b> Not Furnished	<b>Annual Expenses:</b> -



## ACCESSORIES

- ✓ Double Entry
- ✓ Independent Entrance



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