abitare il Garda
WE MAKE IT REAL

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Code: V002475

RENOVATED APARTMENT IN EXCELLENT LOCATION IN DESENZANO DEL GARDA

Via Flaminia Desenzano del Garda BS Italia

SALE
Trattativa riservata

Beds	Bathrooms	Commercial	Garden
3	2	98 mq	112 mq

DESCRIPTION:

In a quiet residential area, just a few steps from the lake and the picturesque panoramic walkway connecting the center of Desenzano del Garda, conveniently close to services and the characteristic historic center of Rivoltella, we offer an apartment in an exclusive building with only three residential units, recently completed and served by an elevator. The project involved the complete renovation of an existing villa, from which two spacious apartments and a lake-view penthouse on the top floor were created. A unique opportunity to live in a sought-after location, without giving up proximity to the lake and the conveniences of the center. Further enhancing the offer, the property benefits from a significant tax deduction linked to the Renovation Bonus: a concrete advantage that makes this investment particularly convenient. The presented apartment is a large and bright four-room apartment located on the raised ground floor, enriched by a large private garden that enhances the outdoor spaces, and a garage in the basement. There is also the possibility to purchase an additional uncovered parking space, ideal for those seeking extra parking. The interior spaces include a generous living area directly connected to the terrace and private garden, a functional and bright kitchen area, a convenient hallway, a windowed bathroom with balcony, two single bedrooms, and a spacious master bedroom with en-suite bathroom. The intervention has been carefully executed with excellent finishes, paying particular attention to the choice of materials and the quality of the systems. We remain available for further information and on-site visits.

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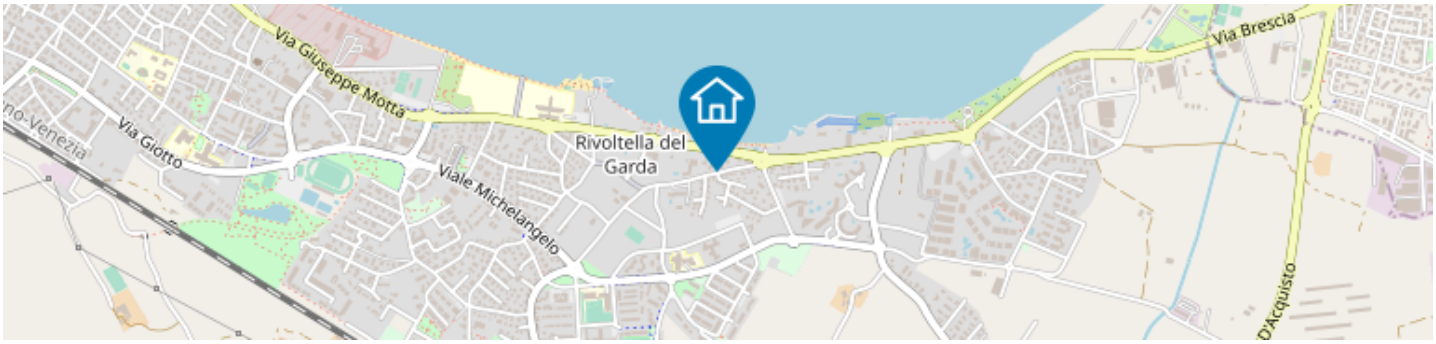
ADDITIONAL INFORMATION

Energy Rating: A4	**Minimum IPE:** -	**Heating:** Central	**State:** New
Grade: Elegant	**Position:** Center	**View:** Open View	**Orientation:** -
Rooms / Locals: 4	**Floor:** 0,5	**Building Floors:** 3	**Internal Levels:** 1
Garage: 1	**Mq Garage:** 18	**Parking Space:** -	**Terraces:** 1
Mq Terraces: 21	**Balconies Mq:** 5	**Arcades:** -	**Mq Arcades:** -
Garden: Private	**Kitchen:** Eat-In Kitchen	**Furniture:** Possibility	**Annual Expenses:** -



ACCESSORIES

- ✓ Air Conditioning
- ✓ Data Network
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Lift
- ✓ Mosquito Nets
- ✓ Photovoltaic System
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Video Intercom



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