



Code: [V002922](#)

PRESTIGIOUS NEWLY BUILT FIRST-FLOOR APARTMENT WITH LARGE TERRACE IN DESENZANO DEL GARDA

Via Trento 10 Desenzano del Garda BS Italia

SALE
615.000€

Beds 3 Bathrooms 2 Commercial 100,75 mq

DESCRIPTION:

In one of the most sought-after areas of Desenzano del Garda, adjacent to the town centre and the railway station, convenient to all main services yet at the same time private and peaceful, we offer an exclusive newly built apartment set within an elegant development of only 3 residential units. Currently under construction, the property is an ideal solution for those seeking a contemporary, efficient and customizable home in a strategic and prestigious location. Situated on the first floor, the apartment offers a commercial surface area of approximately 134 sqm and is distinguished by bright interiors, large glazed openings and truly livable outdoor spaces. The living area, with lounge and kitchen of approximately 34.25 sqm, opens onto a magnificent terrace of about 30 sqm, ideal for outdoor dining, relaxing moments and entertaining, as well as an additional balcony of about 8 sqm. The sleeping area includes three bedrooms, two bathrooms, a hallway and a convenient storage room. The project has been designed to ensure a high level of living comfort and top performance: energy class A4, underfloor heating, provision for summer cooling, controlled mechanical ventilation, thermal and acoustic insulation, and an advanced electrical system. Premium finishes can be customized, with the possibility of adapting the interior spaces to individual needs. An exclusive opportunity, perfect both as a main residence and as a quality investment, in a modern and elegant setting designed to retain its value over time.

ADDITIONAL INFORMATION

Energy Rating: A3	Minimum IPE: -	Heating: Independent	State: Next Realization
Grade: Elegant	Position: Center	View: -	Orientation: -
Rooms / Locals: 5,5	Floor: 1	Building Floors: 3	Internal Levels: 1
Garage: -	Mq Garage: -	Parking Space: -	Terraces: -
Mq Terraces: 37,8	Balconies Mq: -	Arcades: -	Mq Arcades: -
Garden: No	Kitchen: View Kitchen	Furniture: -	Annual Expenses: -



ACCESSORIES

- ✓ Air Conditioning
- ✓ Data Network
- ✓ Electric Gate
- ✓ Electric Shutters
- ✓ Independent Entrance
- ✓ Lift
- ✓ Satellite System
- ✓ Security Door
- ✓ Video Intercom



Discover more
Point here your smartphone