



Code: [V002932](#)

VILLA TO RENOVATE WITH FULL LAKE VIEW IN SAN FELICE DEL BENACO

Via Ortal San Felice del Benaco BS Italia

SALE
900.000€

Beds 3 Bathrooms 3 Commercial 164 mq Garden 737 mq

DESCRIPTION:

WHERE · San Felice del Benaco · Dominant location VIEW · The panorama stretches from Rocca di Manerba to the Gulf of Toscolano Maderno, passing by Monte Baldo WHAT · Unmissable detached villa to renovate with stunning lake view · Three floors above ground · Two separate entrances (pedestrian and driveway) INTERNAL LAYOUT Ground floor: · Tavern room · Laundry room · Garage First floor (access via external staircase): · Living room with fireplace · Separate kitchen · Bathroom · Balcony with breathtaking view of Lake Garda Second floor (internally connected): · 3 double bedrooms · 2 bathrooms · Balcony with breathtaking view of Lake Garda POTENTIAL · Property to be renovated · Possibility to extend by an additional 60 sqm · Possibility to build a private swimming pool STRENGTHS · Open panoramic lake view · Excellent exposure · High level of customization We are available for further information and for developing renovation and extension project proposals. The illustrated renderings are for demonstration purposes only and represent a possible design solution. The images are not binding and do not constitute a contractual element.

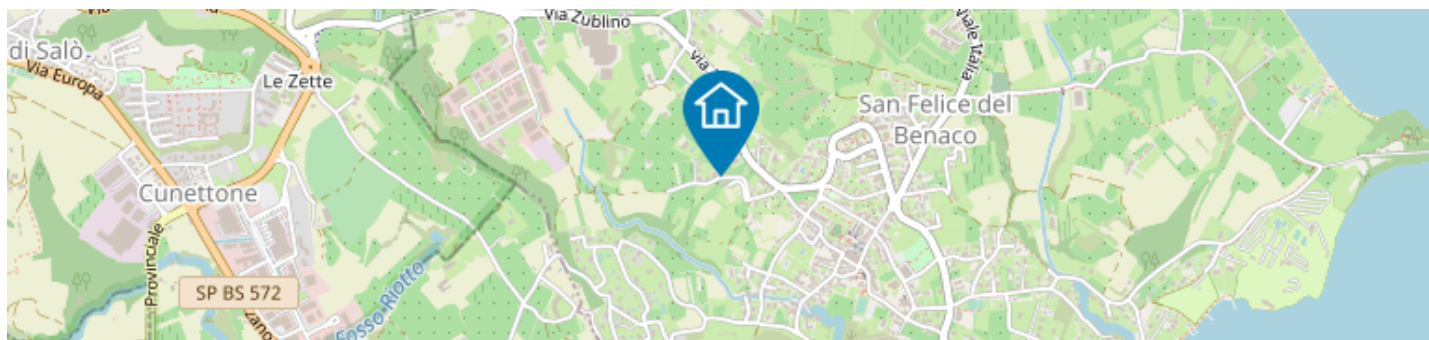
ADDITIONAL INFORMATION

Energy Rating: G	Minimum IPE: -	Heating: Independent	State: To Be Renovated
Grade: Medio	Position: Hill	View: Lake View	Orientation: -
Rooms / Locals: 9	Floor: -	Building Floors: 3	Internal Levels: 3
Garage: 1	Mq Garage: 25	Parking Space: -	Terraces: -
Mq Terraces: -	Balconies Mq: 20	Arcades: -	Mq Arcades: -
Garden: Private	Kitchen: Eat-In Kitchen	Furniture: Not Furnished	Annual Expenses: -



ACCESSORIES

- ✓ Data Network
- ✓ Double Entry
- ✓ Independent Entrance
- ✓ Laundry
- ✓ Pedestrian Crossing



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