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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	Bathrooms	Commercial	Garden
3	3	164 mq	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.

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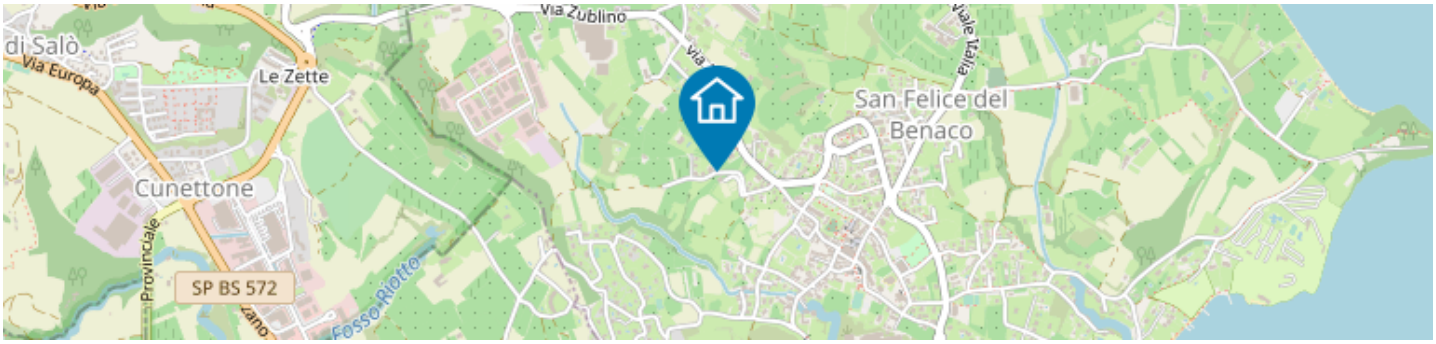
ADDITIONAL INFORMATION

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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