abitare il Garda
WE MAKE IT REAL

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Code: V001491

DESIGN VILLA IN A HILLY AREA WITH OPEN VIEWS IN LONATO DEL GARDA

Via Centenaro Lonato del Garda BS Italia

SALE
1.229.000€

Beds	Bathrooms	Commercial	Garden
4	3	217 mq	850 mq

DESCRIPTION:

Just a few minutes from Lake Garda and the centre of Desenzano del Garda, nestled in a peaceful hillside setting surrounded by nature and conveniently close to local amenities and major transport routes, we offer an exclusive newly built villa featuring a contemporary and elegant design, conceived to provide maximum living comfort and outstanding energy efficiency (Class A). The property will be developed within a prestigious residential community of exclusive homes, where nature, privacy and security blend harmoniously to create a refined and peaceful living environment. Designed entirely on a single level, the villa stands out for its generous living spaces and functional layout. The living area features a bright open-plan lounge and kitchen with direct access to the private covered porch, ideal for enjoying outdoor living throughout the year, as well as a convenient guest bathroom. A spacious hallway leads to the sleeping area, which includes an elegant master suite with private bathroom, two additional spacious bedrooms, a third bathroom, and a versatile extra room that can be used as a study, walk-in wardrobe or fourth bedroom according to individual needs. Outside, the private garden with exclusive swimming pool provides the perfect setting for relaxation and entertaining. The property is completed by a private parking space covered by an elegant pergola. The project offers extensive customization possibilities, allowing buyers to tailor the layout, interior spaces and finishes through a dedicated bespoke design process. A prestigious residential opportunity for those who wish to live surrounded by nature without sacrificing the convenience of nearby services and the proximity of Lake Garda. This proposal is subject to the availability of the building plot designated for the development of the property.

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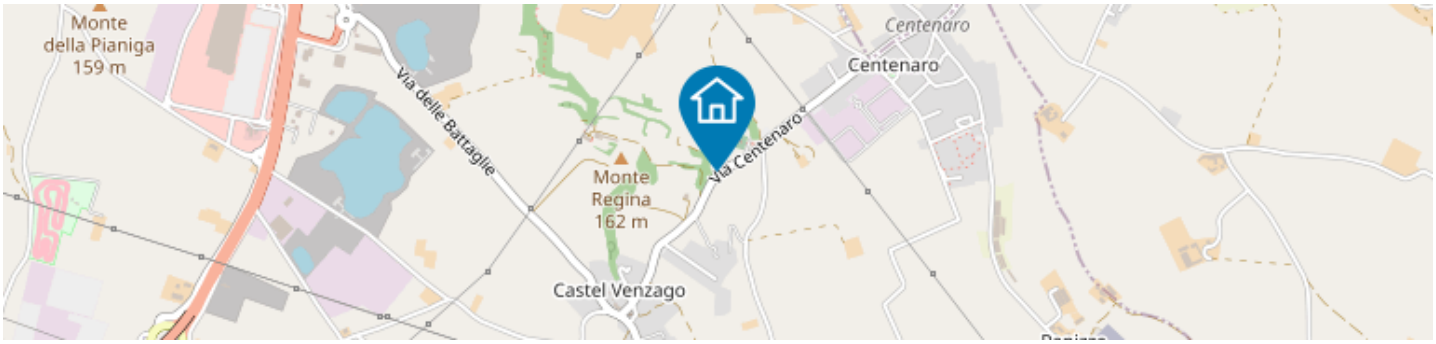
ADDITIONAL INFORMATION

Energy Rating: A	**Minimum IPE:** -	**Heating:** Independent	**State:** Next Realization
Grade: Medio	**Position:** Hill	**View:** Open View	**Orientation:** -
Rooms / Locals: 5	**Floor:** -	**Building Floors:** 1	**Internal Levels:** 1
Garage: -	**Mq Garage:** -	**Parking Space:** 2	**Terraces:** -
Mq Terraces: -	**Balconies Mq:** -	**Arcades:** 1	**Mq Arcades:** 124
Garden: Private	**Kitchen:** View Kitchen	**Furniture:** Possibility	**Annual Expenses:** -



ACCESSORIES

- ✓ Air Conditioning
- ✓ Data Network
- ✓ Double Entry
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Electric Shutters
- ✓ Flue
- ✓ Home Automation System
- ✓ Independent Entrance
- ✓ Mosquito Nets
- ✓ Photovoltaic System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Video Intercom



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