






Code: [V002132](#)

## EXCLUSIVE LAKE VIEW UNIT IN DESIGN CONTEXT IN DESENZANO DEL GARDA

Via Giuseppe Motta Desenzano del Garda BS Italia

**SALE**  
**669.000€**

Beds Bathrooms Commercial  
 2  2  92 mq

### DESCRIPTION:

In a highly central location, convenient to all nearby services and just a short walk from the promenade and the lake, we offer for sale an elegant top-floor apartment set within a small, modern building of just a few units, featuring a contemporary and refined design. The property, spacious and bright, is located on the second and top floor and is enhanced by a large covered terrace, ideal for enjoying pleasant outdoor moments and offering charming glimpses of the lake. The interiors are well laid out and include an entrance hall, a generous living area with direct access to the terrace, a sleeping area with two bedrooms and two bathrooms. A distinctive feature of this property is the exclusive rooftop solarium terrace, accessible via a private external staircase: a unique space, equal in size to the apartment itself, from which to enjoy a beautiful view of the lake and the picturesque rooftops of the village. It is perfect for outdoor lunches and dinners, relaxing summer moments, or creating an elegant panoramic lounge area. Thanks to its generous size, strategic location and exclusive outdoor spaces, this property is an ideal solution both as a main residence and as a prestigious holiday home by the lake. The property is completed by a convenient double garage. The building is equipped with a lift and benefits from low management costs. A modern, panoramic home ready to be lived in, in the heart of the village and just steps from the lake. We remain at your disposal for further information and to arrange a viewing.

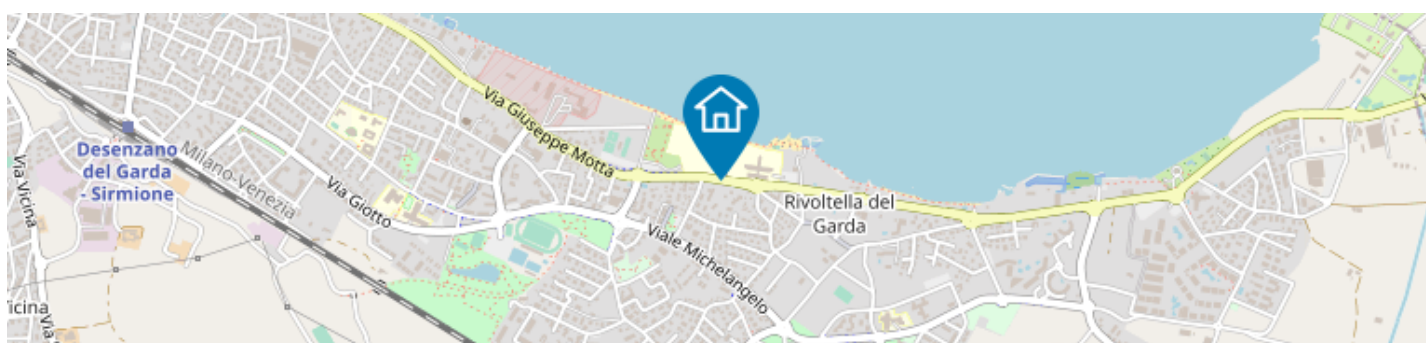
## ADDITIONAL INFORMATION

<b>Energy Rating:</b> A1	<b>Minimum IPE:</b> -	<b>Heating:</b> Independent	<b>State:</b> New
<b>Grade:</b> Elegant	<b>Position:</b> Center	<b>View:</b> Lake View	<b>Orientation:</b> -
<b>Rooms / Locals:</b> 3	<b>Floor:</b> 2	<b>Building Floors:</b> 3	<b>Internal Levels:</b> 2
<b>Garage:</b> 1	<b>Mq Garage:</b> 55	<b>Parking Space:</b> -	<b>Terraces:</b> 2
<b>Mq Terraces:</b> 136	<b>Balconies Mq:</b> -	<b>Arcades:</b> -	<b>Mq Arcades:</b> -
<b>Garden:</b> No	<b>Kitchen:</b> View Kitchen	<b>Furniture:</b> Possibility	<b>Annual Expenses:</b> 1800



## ACCESSORIES

- ✓ Air Conditioning
- ✓ Automotive Passage
- ✓ Data Network
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Lift
- ✓ Pedestrian Crossing
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Video Intercom



Discover more  
Point here your smartphone