



Code: [V003051](#)

BUILDING IN THE TOWN CENTER TO BE RENOVATED IN MANERBA DEL GARDA

Piazza Aldo Moro Manerba del Garda BS Italia

SALE
400.000€

Beds Bathrooms Commercial



4



3



565 mq

DESCRIPTION:

In the heart of Manerba del Garda, in a central location convenient to all main services, we offer for sale a spacious entire building with considerable potential for renovation and property enhancement. The property, which requires complete renovation, is arranged over two floors plus an attic and features a pleasant private internal courtyard, a particularly attractive feature for a property located in the town centre. The building currently comprises commercial spaces and residential units and, thanks to its layout and overall size, lends itself to a variety of redevelopment projects. An ideal opportunity for investors and property developers, with the possibility of dividing the building into several independent units for subsequent resale or rental, including short-term holiday rentals. Thanks to its characteristics and location, the property also represents an interesting opportunity for the creation of a charming hospitality business, such as a boutique hotel, guesthouse or other accommodation facility. The central location provides easy access to shops, restaurants and all the main services of the town, while remaining conveniently close to Lake Garda and the beaches of Manerba. A property offering multiple development opportunities, particularly suitable for those looking for a real estate project to enhance and transform in the heart of Valtenesi, just a few minutes from the lake.

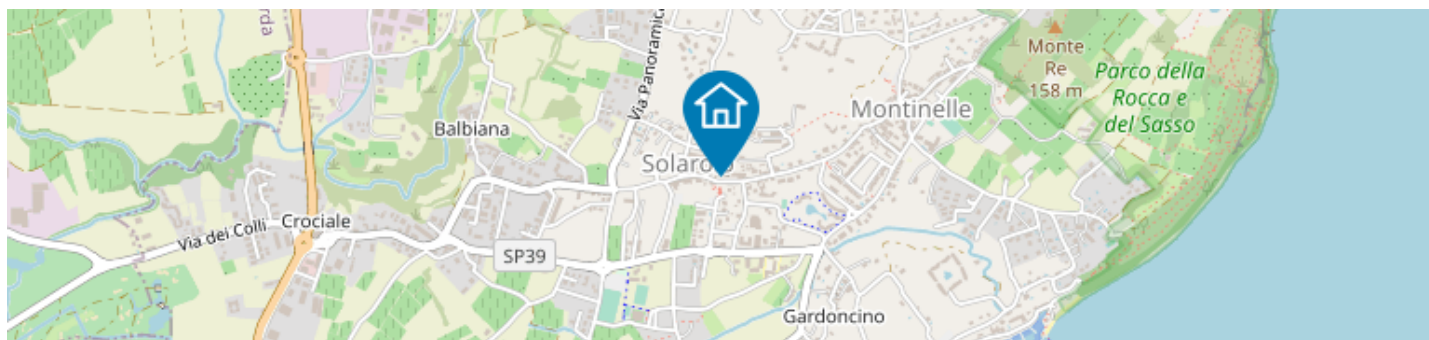
ADDITIONAL INFORMATION

Energy Rating: VA	Minimum IPE: -	Heating: Independent	State: To Be Renovated
Grade: Medio	Position: Inner City	View: -	Orientation: -
Rooms / Locals: 15	Floor: -	Building Floors: 3	Internal Levels: 3
Garage: -	Mq Garage: -	Parking Space: 2	Terraces: -
Mq Terraces: -	Balconies Mq: 12,5	Arcades: -	Mq Arcades: -
Garden: Cortile	Kitchen: Eat-In Kitchen	Furniture: Not Furnished	Annual Expenses: -



ACCESSORIES

- ✓ Closet
- ✓ Double Entry
- ✓ Flue
- ✓ Independent Entrance
- ✓ Pedestrian Crossing



Discover more
Point here your smartphone