



Code: [V002665](#)

DIMORE DOC – VILLA GROPPELLO – LAST VILLA AVAILABLE IN DESENZANO DEL GARDA

Via del Pracarello Desenzano del Garda BS Italia

SALE
995.000€

Beds	Bathrooms	Commercial	Garden
 3	 2	 139 mq	 651 mq

DESCRIPTION:

In one of the most peaceful and private areas of Desenzano del Garda, “Dimore DOC Rivoltella Villas” is taking shape. An exclusive residential development comprising just three detached contemporary-style villas, nestled in greenery and perfectly integrated into the surrounding environment. A project designed to offer privacy, exceptional living quality and maximum energy efficiency, in a strategic location away from noise yet close to all major services and transport connections. Each villa represents the perfect combination of modern architecture, comfort and sustainability, designed for those seeking a distinctive home surrounded by nature and equipped with the latest technological solutions. Villa GROPPELLO is arranged entirely on a single level, making it the ideal solution for those seeking practicality without compromising on style. The interiors are spacious, well organised and flooded with natural light thanks to the large floor-to-ceiling windows overlooking the private garden, creating a seamless connection between indoor and outdoor living. The open-plan living area is the true heart of the home: bright, modern and welcoming, perfect for sharing moments of relaxation and conviviality, always with views of the surrounding greenery. The sleeping area features a comfortable master suite and two versatile single bedrooms, ideal for children or guests, or easily adaptable as a home office or hobby room. Two bathrooms with windows, finished with high-quality materials and characterised by a clean, contemporary design, complete a functional and comfortable interior layout. Outside, the villa is surrounded by a beautifully landscaped private garden, ensuring complete privacy and tranquillity. The covered porch overlooking the swimming pool has been designed to be enjoyed throughout the seasons, from outdoor dinners on summer evenings to relaxing moments in the sunbathing area. Thanks to its A4 Energy Class, the villa ensures outstanding performance, minimal energy consumption and maximum thermal and acoustic insulation. Every construction choice is focused on sustainability and quality, with state-of-the-art systems, premium materials and meticulous attention to every detail. The property is completed by a double garage and a private parking space, ensuring maximum convenience at any time of day.

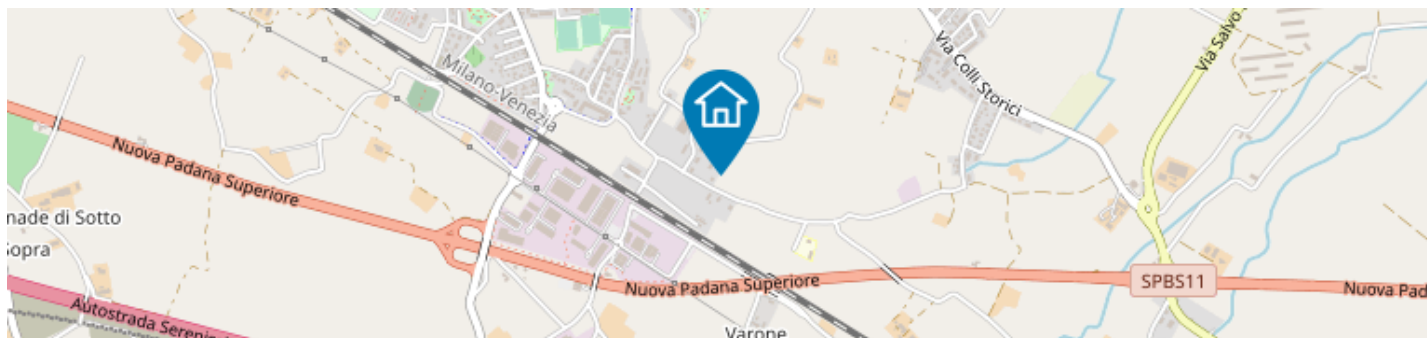
ADDITIONAL INFORMATION

Energy Rating: A4	Minimum IPE: -	Heating: Independent	State: Under Construction
Grade: Elegant	Position: Suburb	View: Open View	Orientation: -
Rooms / Locals: 4	Floor: -	Building Floors: 1	Internal Levels: -
Garage: 1	Mq Garage: 36	Parking Space: 1	Terraces: -
Mq Terraces: -	Balconies Mq: -	Arcades: 1	Mq Arcades: 29
Garden: Private	Kitchen: View Kitchen	Furniture: Possibility	Annual Expenses: -



ACCESSORIES

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



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