

Code: [V001958](#)

## SPACIOUS VILLA WITH LARGE GARDEN AND LAKE VIEW IN PADENGHE SUL GARDA

Via Catullo Padenghe sul Garda BS Italia

**SALE**  
**2.200.000€**

Beds	Bathrooms	Commercial	Garden
 3	 5	 350 mq	 2500 mq

### DESCRIPTION:

Inserted in a prestigious residential context, convenient to the centre of Padenghe and to the lake, we offer for sale a prestigious single villa with large garden. The property is developed on three levels and is characterised by its large size. Through the pedestrian entrance you enter the property and the first strong point is represented by the large, well-kept garden from which you can enjoy the beautiful lake view. From the garden we reach the livable porch, complete with outdoor barbecue, characterised by the beautiful stone columns where we can enjoy the peace offered by the area. A second portico, overlooking the large land planted with olive trees, is located at the back of the villa and concludes the external areas. Entering, we access the ground floor composed of the bright living area with fireplace and French window that allows access to the porch, a separate kitchen with all amenities, a first room used as a studio and two double bedrooms complete with en suite bathroom with window. Going up to the first floor we find the master bedroom with spacious walk-in wardrobe, large French window giving access to the beautiful lake view terrace and a windowed bathroom complete with shower and bath. Going down to the basement we find a service bathroom, the cosy tavern with fireplace and separate kitchen and the convenient direct access to the garage. The possibility of building a swimming pool within the large planted park is an important added value to the property. Prestigious property with attention to every detail and with excellent finishes. We remain at your disposal for further details and on-site visits.

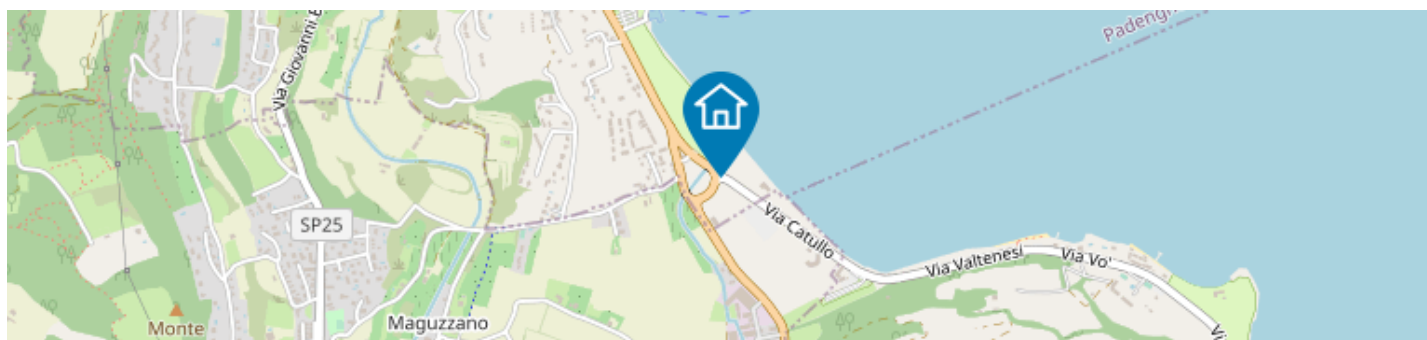
## ADDITIONAL INFORMATION

<b>Energy Rating:</b> VA	<b>Minimum IPE:</b> -	<b>Heating:</b> Independent	<b>State:</b> Perfect Conditions
<b>Grade:</b> Elegant	<b>Position:</b> Hill	<b>View:</b> Lake View	<b>Orientation:</b> -
<b>Rooms / Locals:</b> 12	<b>Floor:</b> -	<b>Building Floors:</b> 2	<b>Internal Levels:</b> 3
<b>Garage:</b> 1	<b>Mq Garage:</b> -	<b>Parking Space:</b> -	<b>Terraces:</b> 1
<b>Mq Terraces:</b> -	<b>Balconies Mq:</b> -	<b>Arcades:</b> 1	<b>Mq Arcades:</b> -
<b>Garden:</b> Private	<b>Kitchen:</b> Eat-In Kitchen	<b>Furniture:</b> Possibility	<b>Annual Expenses:</b> -



## ACCESSORIES

✓ Air Conditioning	✓ Closet	✓ Data Network	✓ Double Glasses	✓ Electric Gate
✓ Fireplace	✓ Flue	✓ Independent Entrance	✓ Jacuzzi	✓ Railings
✓ Satellite System	✓ Security Door	✓ Theft Protection	✓ Video Intercom	✓ Video Surveillance



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