



Code: [V002477](#)

## NEW LAKE VIEW PENTHOUSE WITH SUN TERRACE IN DESENZANO DEL GARDA

Via Flaminia Desenzano del Garda BS Italia

**SALE**  
**815.000€**

Beds 3 Bathrooms 2 Commercial 123,99 mq

### DESCRIPTION:

In a quiet residential area, just a few steps from the lake and the picturesque panoramic promenade that connects to the center of Desenzano del Garda, conveniently close to services and the characteristic historic center of Rivoltella, we offer a new real estate development. The project involves the complete renovation of an existing villa, from which two spacious apartments will be created, along with the construction of a new penthouse with a lake view on the third and top floor, resulting in a total of three residential units. This is a unique opportunity to live in an exclusive location without giving up proximity to the lake and the conveniences of the town center. In a quiet residential area, just a few steps from the lake and the charming panoramic promenade that connects the centre of Desenzano del Garda, convenient to services and the characteristic historic centre of Rivoltella, we propose a new real estate project. The project involves the total renovation of an existing villa, from which two spacious flats will be obtained, as well as the construction of a new penthouse with lake view on the third and top floor, for a total of three residential units. A unique opportunity to live in an exclusive location, without renouncing the closeness of the lake and the comforts of the centre. In this listing we present the exclusive penthouse, located on the third and last floor, served by a lift arriving directly into the flat and characterised by a splendid sun terrace with magnificent lake view. The flat is composed of a large living area illuminated by the large window with access to the large terrace, a livable kitchen, a comfortable hallway that can be equipped according to one's needs, a bathroom with balcony, a large single bedroom and a large master bedroom with en-suite bathroom and walk-in wardrobe. Using a private staircase we reach the solarium terrace characterised by a splendid view of the lake and complete with predispositions for the creation of a relaxing area with Jacuzzi. The property is completed by a convenient double garage in the basement. This project has been carefully planned down to the last detail and features excellent finishes with great attention to the choice of materials and systems. Great possibilities for customisation, also as regards the layout of the interior spaces. We remain at your disposal for further information and on-site visits.

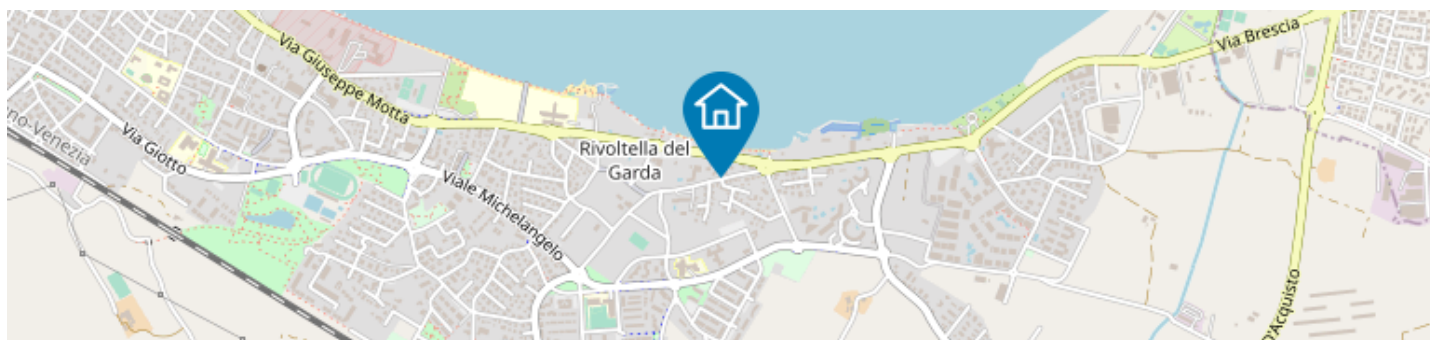
## ADDITIONAL INFORMATION

<b>Energy Rating:</b> A4	<b>Minimum IPE:</b> -	<b>Heating:</b> Central	<b>State:</b> Next Realization
<b>Grade:</b> Elegant	<b>Position:</b> Center	<b>View:</b> Lake View	<b>Orientation:</b> -
<b>Rooms / Locals:</b> 4	<b>Floor:</b> 3	<b>Building Floors:</b> 3	<b>Internal Levels:</b> 2
<b>Garage:</b> 1	<b>Mq Garage:</b> 50,21	<b>Parking Space:</b> -	<b>Terraces:</b> 1
<b>Mq Terraces:</b> 61,6	<b>Balconies Mq:</b> 4	<b>Arcades:</b> -	<b>Mq Arcades:</b> -
<b>Garden:</b> Common	<b>Kitchen:</b> Eat-In Kitchen	<b>Furniture:</b> Possibility	<b>Annual Expenses:</b> -



## ACCESSORIES

- ✓ Air Conditioning
- ✓ Data Network
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Lift
- ✓ Mosquito Nets
- ✓ Photovoltaic System
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Video Intercom



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