



Code: [V002490](#)

## SINGLE VILLA IN PRESTIGIOUS RESIDENTIAL CONTEXT IN DESENZANO DEL GARDA

Via Vicina Desenzano del Garda BS Italia

**SALE**  
**690.000€**

Beds	Bathrooms	Commercial	Garden
3	3	115,6 mq	257 mq

### DESCRIPTION:

Located in a quiet area, convenient to the centre of Desenzano del Garda and to the services, we offer for sale an exclusive new residential context soon to be built, characterised by beautiful green areas, a large shared pool complete with solarium area and a children's play area. The project includes three-room apartments with large terraces, four-room apartments with large private gardens or large terraces for the upper floors and three single villas. In this card we present one of the villas, arranged on two levels above ground and characterised by a magnificent private garden of about 255 square metres as well as a large terrace on the first floor. Internally, the house consists of a livable and bright living area with open kitchen, a convenient hallway, a bathroom with shower and a double bedroom. Going up to the first floor, through a convenient internal staircase, we find a second bathroom with shower, a double bedroom and a large master bedroom complete with en suite bathroom. Possibility of purchasing, in the basement, a garage and a cellar in addition to the indicated price. This project has been carefully planned in every detail, with the focus on the creation of high-level properties, guaranteeing great attention to the choice of materials, finishes and systems. We remain at your disposal for further information and on-site visits.

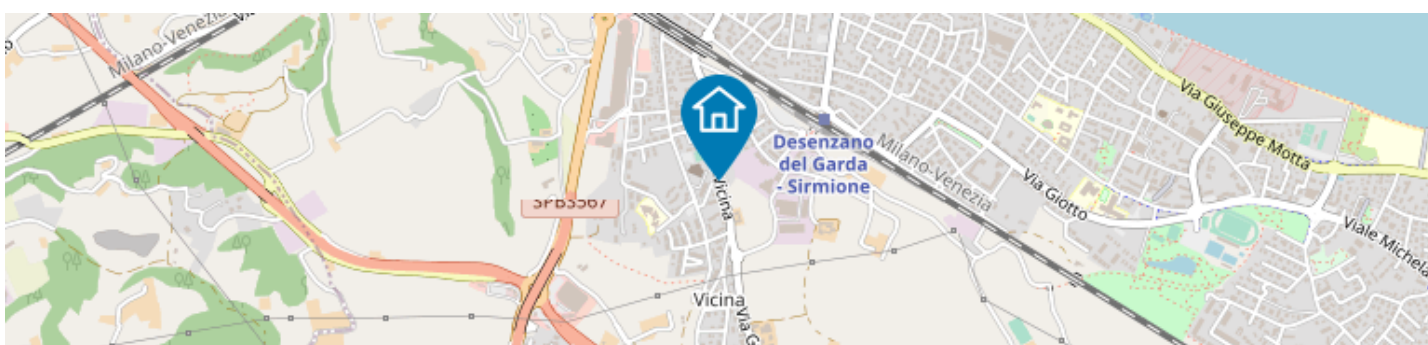
## ADDITIONAL INFORMATION

<b>Energy Rating:</b> A4	<b>Minimum IPE:</b> -	<b>Heating:</b> Independent	<b>State:</b> Next Realization
<b>Grade:</b> Elegant	<b>Position:</b> Center	<b>View:</b> Garden View	<b>Orientation:</b> -
<b>Rooms / Locals:</b> 4	<b>Floor:</b> -	<b>Building Floors:</b> 2	<b>Internal Levels:</b> 2
<b>Garage:</b> -	<b>Mq Garage:</b> -	<b>Parking Space:</b> -	<b>Terraces:</b> 1
<b>Mq Terraces:</b> 22,5	<b>Balconies Mq:</b> 4	<b>Arcades:</b> 1	<b>Mq Arcades:</b> 67,5
<b>Garden:</b> Private	<b>Kitchen:</b> View Kitchen	<b>Furniture:</b> Possibility	<b>Annual Expenses:</b> -



## ACCESSORIES

- ✓ Air Conditioning
- ✓ Condominium Park
- ✓ Data Network
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Electric Shutters
- ✓ Flue
- ✓ Optic Fiber
- ✓ Photovoltaic System
- ✓ Pool
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection
- ✓ Video Intercom



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