



Code: [V002591](#)

SINGLE VILLA SURROUNDED BY GREENERY IN SOIANO DEL LAGO

Via Enrico Fermi Soiano del Lago BS Italia

SALE
985.000€

Beds	Bathrooms	Commercial	Garden
4	2	280 mq	650 mq

DESCRIPTION:

Located in Soiano, this single villa fits harmoniously into the beautiful setting of the green Valtenesi hills, an ideal place for those who love living in contact with nature. The property, immersed in a hilly setting just 3 km from the lake, offers peace, privacy and a unique location thanks to the greenery that surrounds it and the views of the lake visible from the terrace on the first floor. The villa, in excellent condition, is surrounded by a large plot of approximately 900 sqm and also has its own woodland of approximately 18,000 sqm, perfect for lovers of nature and privacy. The presence of a private pool completes this exclusive context, making the property ideal for those seeking a refined and comfortable living solution. The property is developed on two levels. On the ground floor we find large, well-distributed spaces including a large living room, a dining room, an eat-in kitchen, a convenient large utility room, and a bathroom now used as a laundry room. On the first floor, dedicated to the sleeping area, there are three double bedrooms, a single bedroom, two bathrooms and a terrace of about 25 square metres, from which one can admire a pleasant view of the lake and the surrounding hills. Thanks to its large size and the care taken in the distribution of the rooms, the villa is perfectly suited as a second home for large families or as a main house for those who wish to live immersed in the quietness without renouncing the convenience of nearby services. A convenient garage on the ground floor completes the property. This villa represents an exclusive solution for those looking for a villa surrounded by greenery and with ample space. We remain at your disposal for further information and on-site visits.

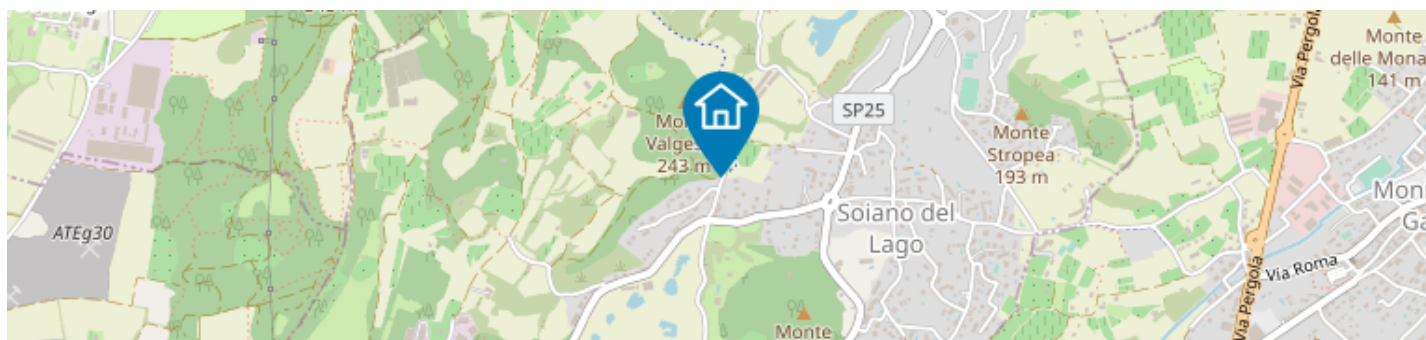
ADDITIONAL INFORMATION

Energy Rating: G	Minimum IPE: -	Heating: Independent	State: Good
Grade: Medio	Position: Hill	View: Open View	Orientation: -
Rooms / Locals: 11	Floor: -	Building Floors: 2	Internal Levels: 2
Garage: 1	Mq Garage: 17	Parking Space: -	Terraces: 1
Mq Terraces: 25	Balconies Mq: -	Arcades: 1	Mq Arcades: 20
Garden: Private	Kitchen: Eat-In Kitchen	Furniture: Furnished	Annual Expenses: -



ACCESSORIES

- ✓ Air Conditioning
- ✓ Closet
- ✓ Data Network
- ✓ Double Glasses
- ✓ Electric Gate
- ✓ Fireplace
- ✓ Flue
- ✓ Independent Entrance
- ✓ Jacuzzi
- ✓ Laundry
- ✓ Outdoor Tables
- ✓ Pool
- ✓ Satellite System
- ✓ Security Door
- ✓ Theft Protection



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