

Apartment for sale in Sirmione Price on Application Ref. FRN11LDG



156 sq.m. | Bathrooms: 2 | Bedrooms: 3 | Rooms: 4

Like-new penthouse apartment in an exclusive lakeside residence

This elegant and meticulously maintained residence is located in the southern part of the picturesque Sirmione peninsula, in an idyllic lakeside setting, just steps from the "SIRMIONE DUE" marina and only a few minutes from the historic center. The spacious penthouse apartment on the first floor is laid out over two levels. On the first level there is a bright living area with an open-plan designer kitchen and a bedroom, both featuring large glass walls opening onto a beautiful terrace with lake views on both sides, as well as a bathroom.

The upper level (attic floor) comprises the sleeping area with two additional bedrooms, both with balconies, one of which includes a walk-in wardrobe, plus another bathroom with washing machine.

High-quality finishes throughout: underfloor heating, air conditioning, independent city-gas heating, alarm system, safe, fully furnished, and practical custom-made built-in wardrobes offering ample storage space. The property also includes a large lockable garage.

The apartment is in perfect condition and is sold complete with all furnishings, saving considerable time and effort.

The property is also perfectly suited for tourist rentals, making it an ideal investment opportunity.

The refined residence is set in a wonderfully quiet location, surrounded by spacious and well-kept green areas with 5 swimming pools. It is easily accessible, close to all services and the town center, and an ideal starting point for walks or cycling tours.

Certification

Energy Class: B

EPgInr: 90.65 kwh/□

Features

Code: FRN11LDG

Reason: Sale

Categoria: Apartment

Address: Via San Vito, 4

Municipality: Sirmione

Total Square Meters: 156 sq.m.

Bedrooms: 3

Bathrooms: 2

Rooms: 4

State of Preservation: Excellent

Level: On two-levels

Total Floor: 2

Heating: Heating

Age Construction: 2012

Building Costs: € 250

Balconies: Present

Terrace: Present

Garden: Common

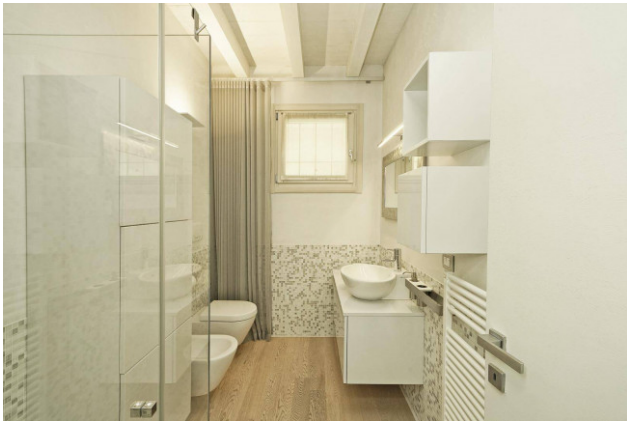
Sea Distance: 500 meter

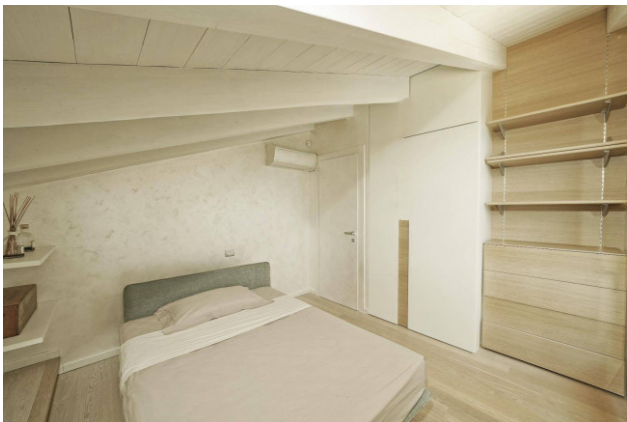
Kitchen: Exposed Kitchen

Box: Double

Fireplace











PIANO PRIMO



PIANO SECONDO