

Villa or cottage
€ 1.500.000
Ref. 33091073-4

villa residenziale Moniga del Garda (bs)



ARTREADY.it

350 sq.m. | Bathrooms: 3 | Bedrooms: 5 | Rooms: 7

Ref: AB-073-4

In one of the most renowned and sought-after locations on the Brescia shore of Lake Garda, we offer a newly built detached villa, nestled in a quiet yet strategically located residential area. The property will be located in Moniga del Garda, a characteristic village on Lake Garda known for its charming historic center, lively marina, well-equipped beaches, and excellent food and wine. The area is particularly popular for both vacations and permanent residences, thanks to the presence of all major amenities and convenient connections to nearby towns such as Desenzano and Salò. The villa will be located just 500 meters from the port and the beach, as well as a short distance from the supermarket and shopping center, offering the rare combination of privacy, comfort, and proximity to amenities.

Set on approximately 2,000 square meters of private land, the property will feature a swimming pool with a solarium, perfectly integrated into the well-kept garden surrounding the home.

The property extends over three levels. The main floor, designed as the main floor, will house the living area: a spacious living room with large windows overlooking the covered loggias, which offer splendid views of the lake, ideal for relaxing and entertaining. This level also includes a guest bathroom. The lower level, slightly raised above the garden, will accommodate three spacious bedrooms and a large bathroom. The basement will be dedicated to ancillary spaces, with a large basement or multipurpose room, a convenient bathroom/laundry room, and a garage of approximately 90 square meters, capable of accommodating multiple vehicles or creating additional storage space. The property is being sold fully finished, including all fixtures and fittings.

Edilfin srl

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Currently under construction, the villa can be customized in terms of finishes and internal layout according to the buyer's needs.

An ideal solution for those seeking an exclusive residence on Lake Garda, surrounded by greenery yet close to the heart of town, with an unparalleled panoramic view and all the comforts of a modern and functional home.

This announcement is for informational and commercial purposes only. The information provided has no contractual value and is subject to change.

Property details

Address: via madonna

Bedrooms: 5

Bathrooms: 3

Rooms: 7

State of Preservation: Excellent

Level: On two-levels

Independent heating: Independent

Parking: Carport

Year built: 2025

Balconies: Present, 3 sq.m.

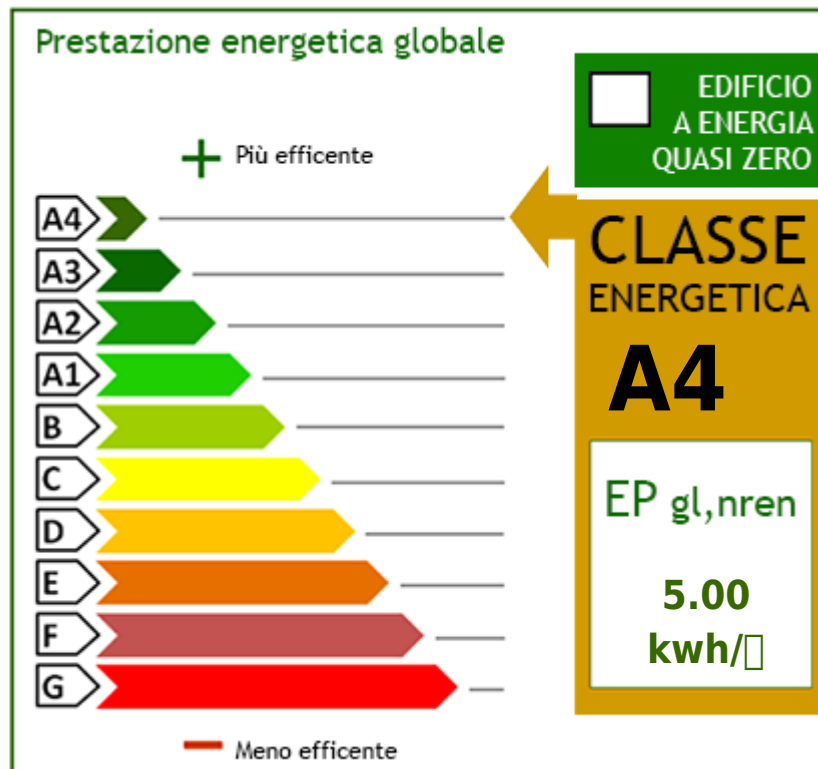
Terrace: Present, 12 sq.m.

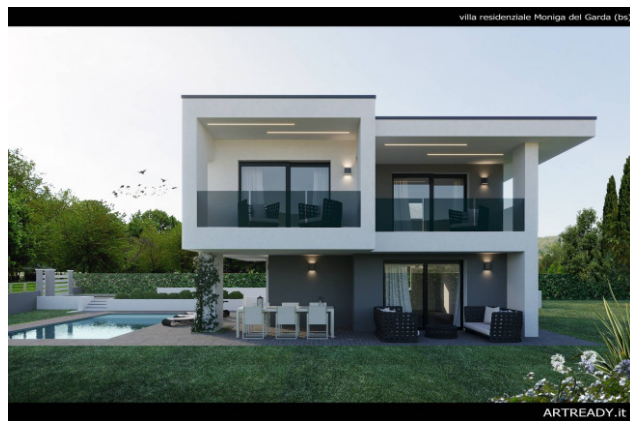
Garden: Private, 2.000 sq.m.

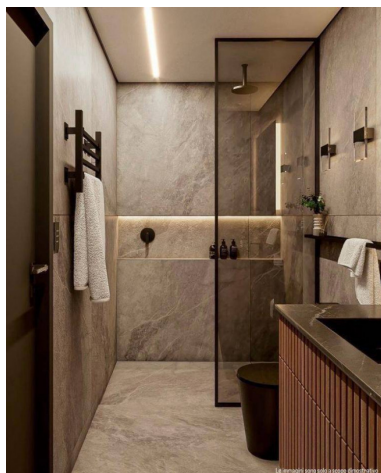
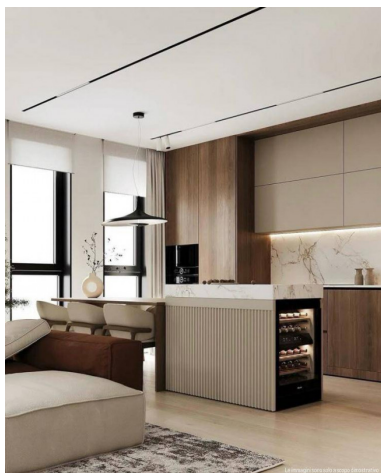
Sea Distance: 500 meter

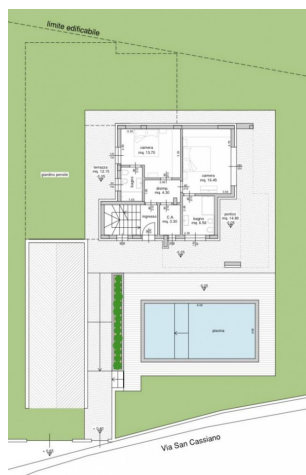
Kitchen: Open kitchen

Box: Quadruple, 90 sq.m.

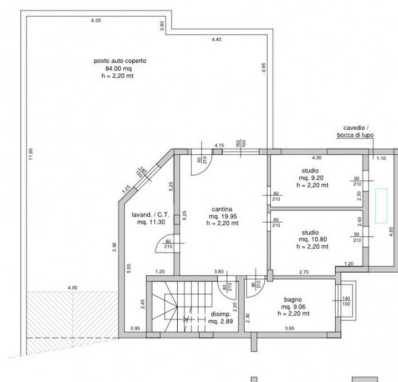




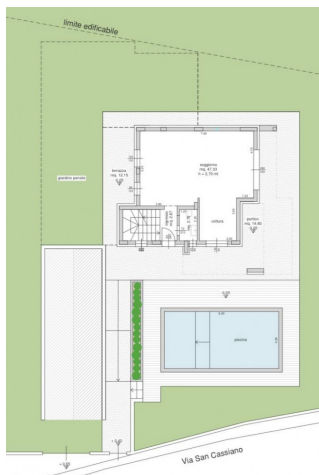
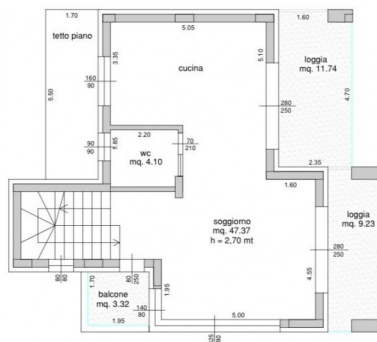




PIANTA PIANO INTERRATO - scala 1:100
STATO DI VARIANTE



PIANTA PIANO PRIMO - scala 1:100
STATO DI VARIANTE



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