Edilfin srl
via Giorgio Strehler 19 - 25080 Manerba del Garda
Phone number 0365551761

Semi-detached house
€ 520.000
Ref. 33091080-012

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

Ref: DG-080-012
NEW APARTMENT WITH PRIVATE GARDEN COMPLETELY INDEPENDENT in class A4.

In a residential area, convenient to all services and the main communication routes, we offer for sale a LATEST GENERATION VILLA in class A4 and with the highest technology.

A small complex of just two apartments (one on the ground floor and one on the first floor), both with private gardens of approximately 200 square meters and completely independent entrances. Complete privacy is guaranteed thanks to the large awning provided for the ground-floor apartment and the spacious terrace of approximately 40 square meters provided for the first-floor apartment, facing the opposite side.

They are state-of-the-art, highly energy-efficient homes.
High technology and engineering ensure very low running costs.

Ground floor apartment.
The large garden of approximately 200 m2 is on 3 sides and the pleasant porches allow for delightful moments of relaxation outdoors.
The open-plan living area includes the lounge and kitchen, which can also be enjoyed from the garden thanks to the large sliding

windows.
The sleeping area includes three bedrooms (one master with private bathroom) and a second bathroom.
The property includes a convenient garage, 1 parking space, and a laundry room.

First floor apartment
The large garden of approximately 200 m2 and the pleasant covered terrace of approximately 40 m2 allow for delightful moments of relaxation outdoors.
The open-plan living area includes the lounge and kitchen, which can also be enjoyed from the terrace thanks to the large sliding windows.
The sleeping area includes three bedrooms (one master with private bathroom) and a second bathroom.
The property includes a convenient garage, 1 parking space, and a laundry room.

No condominium fees.

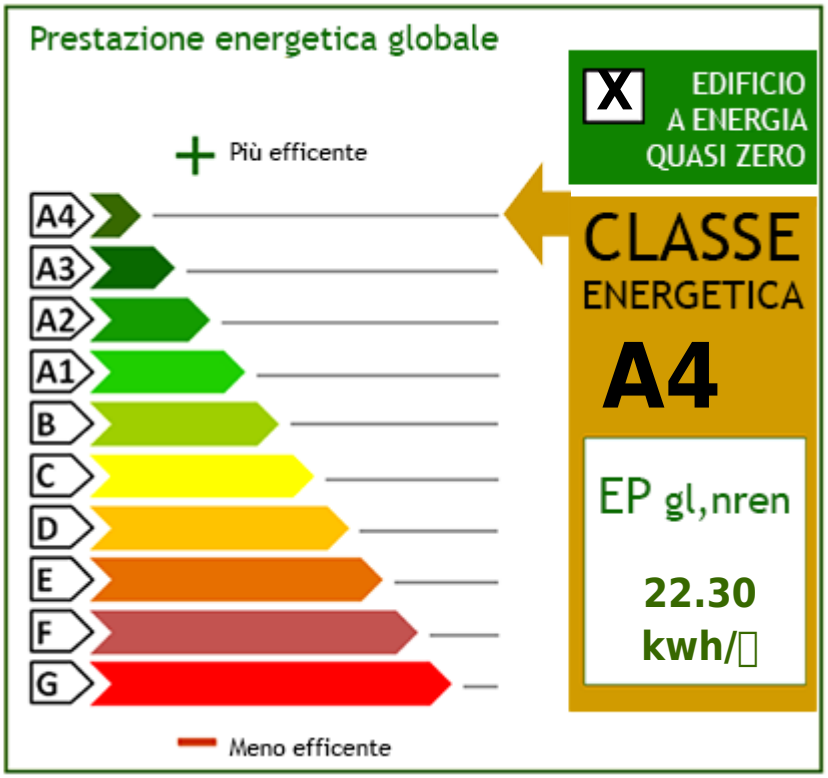
Possibility of fully furnishing the villa and garden.

Delivery Fall 2027.

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 Monte Baldo	**Bedrooms**: 3
Bathrooms: 2	**Rooms**: 4
State of Preservation: Excellent	**Level**: Ground Floor
Total Floor: 2	**Indipendent heating**: Indipendent
Parking: Uncovered Parking	**Suitable for Students**: Yes
Year built: 2025	**Balconies**: Present
Terrace: Present, 40 sq.m.	**Garden**: Private, 200 sq.m.
Sea Distance: 1.000 meter	**Kitchen**: Open kitchen
Box: Single, 25 sq.m.	**Pets Allowed**: Yes


Prestazione energetica globale
Più efficente
A4
A3
A2
A1
B
C
D
E
F
G
Meno efficente
X
EDIFICIO
A ENERGIA
QUASI ZERO
CLASSE
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A4
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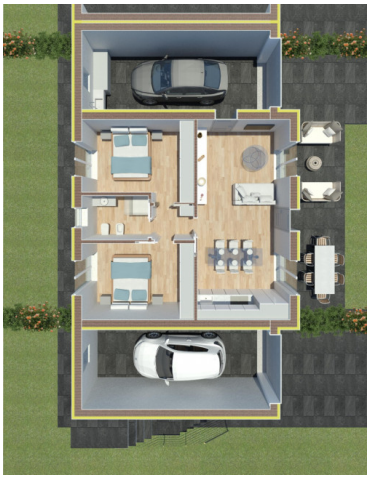

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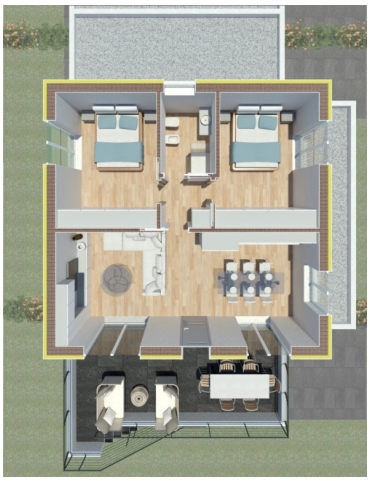

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