

Torri del Benaco – Gardasee

# Lake Garda East Coast in Torri del Benaco: sunny top location with unobstructed lake view.

CODE DU BIEN: Immo-2021-293\_4



SURFACE HABITABLE: ca. 246,14 m<sup>2</sup> • PIÈCES: 6 • SUPERFICIE DU TERRAIN: 1.055 m<sup>2</sup>

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## En un coup d'œil

CODE DU BIEN	Immo-2021-293_4
Surface habitable	ca. 246,14 m <sup>2</sup>
Disponible à partir du	Selon l'arrangement
Pièces	6
Chambres à coucher	3
Salles de bains	4
Année de construction	2023

Type de bien	Maison individuelle
Commission pour le locataire	Subject to commission
Surface total	ca. 513 m <sup>2</sup>
Surface de plancher	ca. 246 m <sup>2</sup>
Aménagement	Terrasse, Piscine, Sauna

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## Informations énergétiques

Type de chauffage	Chauffage par le sol	Certification énergétique	Diagnostic énergétique
Chauffage	Pompe à chaleur hydraulique/pneumatique	Consommation d'énergie	10.00 kWh/m <sup>2</sup> a
Certification énergétique valable jusqu'au	02.03.2033	Classement énergétique	A+
Source d'alimentation	Pompe à chaleur hydraulique/pneumatique		



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## La propriété





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## Une première impression

The villa property with magnificent panoramic lake view is built in KlimaHaus - Standard A. Embedded in the Mediterranean style of the surroundings with cypress and olive trees, this villa is created in an oasis of well-being with a dreamlike view, in absolute tranquility. On the widest part of Lake Garda, from here you can enjoy the most beautiful sunset with a view towards Monte Pizzocolo, behind which the sun sets. An exceptional property, which alone by the size, has a lot of distance to surrounding roads and thus guarantees peace in nature. An absolute rarity is a plot of this size and the fantastic view. We will gladly send you the building description on request. The currently shown views are a simulation of the arrangement of the individual structures in the olive grove and the photorealistic representations of the entire project. Depending on the buyer of the property, the floor plan, as well as the interior design and furnishings will be individually designed together with the project developer.

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## Tout sur l'emplacement

Fantastic sunny location with an unobstructed view of the beautiful Lake Garda. In only about 10 minutes by car you can reach the center of Torri del Benaco and the lake shore. Today there are numerous sights to see in Torri del Benaco. First and foremost among them is the Scaliger Castle, which delights with its architectural structure and was built in the 18th century by Antonio della Scala as a protective castle for the small harbor. The harbor itself is also well worth seeing. Incidentally, in the castle there is a local history museum that you can visit to immerse yourself in the history of the city and the region. The small baroque church Santi Pietro e Paolo is also worth a visit, because here you can see, among other things, an extremely valuable organ. From Torri del Benaco you have the possibility to take the car ferry to Toscolano-Maderno and see the sights there. In addition, the landscape of the region is characterized by rolling hills that encourage active recreation such as hiking (for example, the Intensive Hike: from Torri del Benaco to Malcesine) and cycling. In the town itself, for example, you can spend beautiful days on the lake beach, look around in the stores for suitable souvenirs for home or get to know the cuisine of the region better. There are numerous specialties for which Veneto is famous and which can be tasted in the gastronomic establishments.



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## Contact

Pour de plus amples informations, veuillez contacter votre personne de contact :

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