



Immobilien Werner Rieger s.r.l.

IMMOBILIEN WERNER RIEGER SRL I-38060 Tenno, Località Volta di No n°14
TEL.: +39 0464 521551 Fax: +39 0464 559931 Mobile: +39 335 272887

Internet URL: <http://www.immobilienrieger.com> e-mail: werner@immobilienrieger.com PEC: immobilien.rieger@pec.it

Exposé nr. 2303

Property type: Villa with pool and private marina, directly on the lake at Sirmione

Location: The villa is located directly on the lakefront, not far away from downtown.

Land: ca. 1000 sqm of gardens with small private dock.

Surfaces: Villa of ca. 500 sqm

Ground floor

Entrance with large atrium

Living / dining room with access to large terrace (13x5m)

kitchen

Shower / WC

utility room / pantry

bedroom

Stairs to the 1st floor and basement

1st floor

4 Bedrooms

3 bathrooms

Stairs to the ground floor and basement

GF

large cellar

boiler room and utility room (pool)

Notes: The villa has been built back in the '70s and is in very good conditions; sold furnished.

En.Cl. "G"

Price: On request

Commission: 4.88% VAT incl.