

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

Expose nr. 2372

Type of property: Villa with swimming pool, directly on the lake in the bay of Salò

- **Position:** The villa is situated in a very quiet position, directly on the lakefront.
- Land: about 6.000 sqm of garden with large swimming pool (18x6m)
- Surfaces: Villa with about 500 sqm, divided as follows

Ground Floor

Entrance through a porch with grill / fireplace Living room with exit to the terrace Kitchen with fireplace and exit to the terrace 3 bedrooms Shower / WC Bathroom

Basement entrance through terrace / garden large tavern / dining room with kitchen and exit to the garden with swimming pool laundry cellar boiler room bedroom 2 bathrooms

Notes: This is a well-maintained villa, by the way it requires some small work of renewal due to age; there are also 4-5 covered parking slots.

The property is, due its position, almost unique on lake Garda.

En.Cl. "G"

Price: On request

Commission: 4,88% VAT included