



Immobilien Werner Rieger s.r.l.

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Exposé no. 2674

Property: **Rustico to renovate in Pranzo by Tenno.**

Location: the property is located in a quiet mid-mountain village, just 15 driving minutes away from Riva del Garda and a few minutes from the picturesque lake Tenno.

Land: ca. 670 sqm with vegetable garden and some parking slots.

Surfaces: more than 450 smq, divided as follow

Gr.Fl. : large lobby with stair to the 1st floor + cellar

1st Fl. : large lobby + kitchen + bathroom + lobby with stair to the 2nd floor

2nd Fl. : large lobby with stair to the 3rd floor + 2 Bedrooms + woodshed/barn

3rd Fl. : 2 large woodsheds/barns with stair to the 4th floor

4th Fl. : large woodshed/barn with gallery overlooking the lower floor

Note: A good part of the Rustico still needs renovation works, while the apartment on the 1st and 2nd floors is already quite habitable.

The property also has three parking spaces and is ideal for those seeking tranquility and contact with nature.

En.Cl. "to be determined"

Price: **€ 170.000**

Commission: **3,66% VAT incl.**