



VILLA, MENAGGIO, ID 217



<b>Price :</b>	1 300 000 €	<b>Land area:</b>	2800 m <sup>2</sup>
<b>ID:</b>	217	<b>Loggias:</b>	1
<b>Section:</b>	Sale	<b>Distance to airport:</b>	92 km
<b>Property type:</b>	Villa	<b>To Como:</b>	35.0 km
<b>Location:</b>	Menaggio	<b>To Lugano</b>	28.0 km
<b>Bedrooms:</b>	4	<b>(Switzerland):</b>	
<b>Bathrooms:</b>	4	<b>To Milan:</b>	82.0 km
<b>Area:</b>	400 m <sup>2</sup>	<b>To Milan Malpensa</b>	92.0 km
		<b>airport:</b>	

### Property features:

- ✓ Garden

### Description:

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Exclusive Villa in Menaggio, Lake Como.

Privacy, elegance and comfort in a dream location

Property description:

located in a quiet and private hillside area, this wonderful villa offers the perfect balance between nature, luxury and comfort. With a surface area of 2,800 square meters of garden, this property is a true private retreat, ideal for those seeking peace and relaxation without sacrificing high-level services.

Villa layout:

Basement:

Garage for 4 cars (ideal for families or car enthusiasts).

Woodshed, storage room, cellar and closet.

Large tavern: perfect for evenings with friends or as a recreational space.

Hobby room: transform this space into a gym, games room or study.

Sauna: a touch of well-being and relaxation directly in your home.

Bathroom and boiler room.

Ground floor:



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Spacious and functional kitchen.

Living room and lounge with fireplace, ideal for creating a welcoming atmosphere.

3 bedrooms and 2 bathrooms.

Large porch: enjoy outdoor breakfasts or dinners overlooking the garden.

Attic:

Large versatile space with bathroom, perfect as a guest room, study or relaxation room.

External features:

2,800 sqm garden: a green paradise, ideal for those who love nature and want a private outdoor space.

Guaranteed privacy: the hillside location and surrounding vegetation ensure tranquility and privacy.

Panoramic view: enjoy a breathtaking view of the surrounding nature and Lake Como.

Why choose this villa?

Valuable investment: Menaggio is one of the most sought-after locations on Lake Como, with a constantly growing real estate market.

Versatile spaces: the villa offers ample possibilities for customization, both for private use and for luxury rentals.

Comfort and well-being: from the sauna to the fireplace, every detail is designed to offer maximum relaxation.

Ample parking: with space for 4 cars, you will never have to worry about where to park.

Don't miss it!

This villa is a unique opportunity for those looking for an exclusive residence or a high-end real estate investment.

Contact us today for more information or to arrange a viewing:

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Best Como Immobiliare - Your trusted real estate partner on Lake Como.

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Images:

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