



CHARMING RESIDENCE WITH POOL, GRAVEDONA, ID 136



Price :	Price on request	Balconies:	1
ID:	136	Loggias:	1
Section:	Sale	Distance to airport:	110 km
Property type:	Apartment	Year of construction:	2011
Location:	Gravedona	To Como:	53.0 km
Bedrooms:	2	To Lugano	44.0 km
Bathrooms:	1	(Switzerland):	
Area:	90 m ²	To Milan:	105.0 km
		To Milan Malpensa	110.0 km
		airport:	

Property features:

- ✓ Balcony
- ✓ Swimming pool
- ✓ Garden
- ✓ View on the lake

Description:

Chat on WhatsApp

Surrounded by greenery and located in a quiet location just steps from the shores of Lake Como, this residence comprises just six units, designed for those seeking the perfect combination of relaxation, nature, and sophistication.

The self-heating apartments, available in two sizes (80 and 90 sqm), have been designed with attention to detail and stand out for their high-quality finishes, embellished with stone accents. Each unit is fully custom-furnished, ready to move into and enjoy in any season.

The residence offers its guests an outdoor wellness oasis: a large swimming pool measuring approximately 15 x 7/8 meters, a splendid 150 sq m solarium area for sunbathing in complete privacy, and a small pool for children. Some available units:

Ground Floor - Garden Size

Sub.8 (90 sqm): Large living room with kitchenette, 2 bedrooms, bathroom. The property is enhanced by a 16 sqm covered stone porch and a wonderful 160 sqm private flat garden. An uncovered parking space completes the property.



Sub.9 (80 sqm): Large living room with kitchenette, 2 bedrooms, and a bathroom. Enjoy the privacy of a 12 sqm covered stone porch and a 60 sqm private garden. An uncovered parking space is included.

First Floor - The Magic of the View

Sub.11 (90 sqm + 90 sqm rustic): Living room with kitchen area overlooking the 15 sqm terrace, 2 bedrooms, and a bathroom. The 90 sqm attic, already insulated and unfinished, offers the possibility of creating a third bedroom. Panoramic views with a glimpse of the lake. Parking space included.

Sub.12 (80 sqm + 80 sqm rustic): Living room with kitchen area opening onto the 15 sqm covered terrace, 2 bedrooms (both with access to the 6.5 sqm balcony), and a bathroom. The 80 sqm attic (already insulated) can also be converted into a third bedroom. Panoramic views overlook the pool. Parking space included.

Technology and Comfort

Completing the excellence of this property are the efficient centralized natural gas heating system with heat metering (Class B), air conditioning, and a photovoltaic system for hot water production and heating support. A modern home with a low energy impact and designed for maximum comfort.

A unique opportunity to experience Lake Como year-round. Don't miss it!

Contact us for more information or to schedule a viewing:

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Images:



