



PRESTIGIOUS HISTORIC VILLA, TREMEZZINA, LAKE COMO, ID 57



|                       |                     |                              |                     |
|-----------------------|---------------------|------------------------------|---------------------|
| <b>Price :</b>        | 2 950 000 €         | <b>Balconies:</b>            | 3                   |
| <b>ID:</b>            | 57                  | <b>Loggias:</b>              | 1                   |
| <b>Section:</b>       | Sale                | <b>Property condition:</b>   | Completely restored |
| <b>Property type:</b> | Villa               | <b>Distance to airport:</b>  | 80 km               |
| <b>Location:</b>      | Tremezzina          | <b>Year of construction:</b> | 1873                |
| <b>Bedrooms:</b>      | 4                   | <b>To Como:</b>              | 28.0 km             |
| <b>Bathrooms:</b>     | 5+                  | <b>To Lugano</b>             | 34.0 km             |
| <b>Area:</b>          | 650 m <sup>2</sup>  | <b>(Switzerland):</b>        |                     |
| <b>Land area:</b>     | 1500 m <sup>2</sup> | <b>To Milan:</b>             | 76.0 km             |
|                       |                     | <b>To Milan Malpensa</b>     | 80.0 km             |
|                       |                     | <b>airport:</b>              |                     |

### Property features:

- ✓ Balcony
- ✓ Swimming pool
- ✓ Garden

### Description:

Lake Como, Tremezzina, just steps from the lake, the timeless elegance of a period residence. A property of rare beauty dating back to 1873, masterfully restored in 2005. A perfect blend of historic charm and technological innovation.

A 1,500 square-meter private garden, a peaceful oasis in the heart of Tremezzina.

Interior Surfaces and Spaces

Ground Floor

Entrance with modern door, double living room adorned with original frescoes and large windows overlooking the garden. A second intimate living room, dining room with fireplace, kitchen with fireplace, and guest bathroom. Internal marble staircase with handcrafted iron frame.

First Floor

Master bedroom with fireplace and restored historic frescoes, ensuite bathroom with Jacuzzi and shower, large balcony, study, three additional bedrooms, and two bathrooms.

Attic floor

Large living room with fireplace, private bathroom, two panoramic terraces.

Basement floor

Hobby area, sauna, shower, partially covered 12x3 meter pool with counter-current system.



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Technology and comfort

Elevator

Bamboo floors

Underfloor heating and cooling

Geothermal system

Solar panels

Garage for 5-6 cars.

A villa you don't find every day. A must-see.

The information and details provided here are purely indicative and have no contractual value.

Are you interested in this listing?

Mobile/Whatsapp: +393382616725

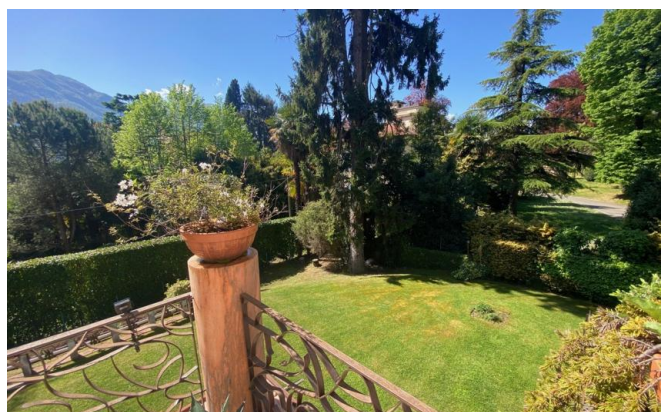
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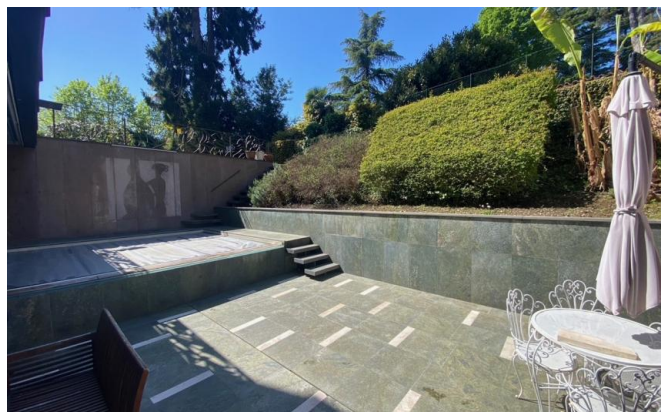


Images:











**Floor plan:**

