



Real Italian Estate

AGENCY — GENOVA

MENAGGIO — LOMBARDIA

VILLA MENAGGIO

€ 2.950.000

PRICE

350 m²

SQUARE METRES

5

ROOMS

The Spaces



DESCRIPTION

VILLA MENAGGIO

Exclusive Villa in the renowned locality of Menaggio in Frazione Croce on Lake Como. The Villa was designed and built by the famous Engineer Giacomo Mantegazza in the nineties acquiring an important added value. It is characterized by a very quiet location with a beautiful lake view. It is developed on two levels: on the ground floor we find a large entrance hall with a service bathroom, walk-in closet, two double bedrooms and a pantry room. Going upstairs we find a double living room with dining room and large living area dominated by a large fireplace and windows that, in their amplitude, space on a truly enchanting view of the garden and the lake. The fully equipped kitchen opens onto the living room and accesses to a terrace that extends

to the other French window located in the living area. Accessing the master bedroom, we pass through a very comfortable walk-in closet and a bathroom of large sizes. The master bedroom has a private terrace and a work corner characterized by a window that offers a truly unique view of the lake and mountains. The garden of about 5,000 square meters is finely planted and cared for. The property is complemented by a double garage with attached room, two outdoor parking spaces, a glass pergola equipped with air conditioning and equipped mini kitchen, a remarkable size accessory room with attached technical room. Possibility to build a swimming pool with project already approved by the Municipality and Environmental Heritage.

 **350 m²**
AREA

 **5**
ROOMS

 **3**
BATHROOMS

 **€ 2.950.000**
PRICE

FEATURES



BOX CAR



LUXURIOUS
FINISHES



GARDEN



EXCLUSIVE
POSITION



PANORAMIC
VIEW



Real Italian Estate

CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.



PHONE

+393513945407



EMAIL

msardi@realitalianestate.com



ADDRESS

Via Alla Porta degli Archi 12/10, Genova, Genova