

Torri del Benaco – Gardasee

## Villa divided into 4 apartments with basement, parking spaces and swimming pool

Property ID: IT252941958



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LAND AREA: 950 m<sup>2</sup>

Property ID: IT252941958 - 37010 Torri del Benaco – Gardasee

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## At a glance

|             |             |                |                       |
|-------------|-------------|----------------|-----------------------|
| Property ID | IT252941958 | Purchase Price | On request            |
|             |             | Commission     | subject to commission |
|             |             | Total Space    | ca. 320 m²            |

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## Energy Data

|                    |                                                                             |
|--------------------|-----------------------------------------------------------------------------|
| Power Source       | Gas                                                                         |
| Energy information | At the time of preparing the document, no energy certificate was available. |

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## The property



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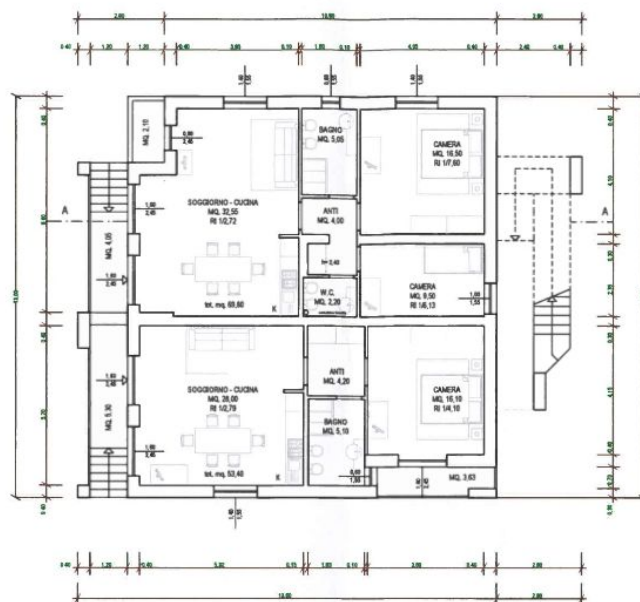
## Floor plans

Architectural floor plan of the first floor of the 'CASA DI VIA S. PIETRO' in Turin. The plan shows a rectangular building with a central corridor and several rooms. The rooms are labeled with their names and areas in square meters (mq.). The plan includes dimensions for the overall building and individual rooms. The rooms are:

- CANTINA DI MQ. 16,48 DELL'UNITÀ ABITATIVA AMMOBILIATA AD USO TURISTICO N. 2
- W.C. MQ. 5,30
- ANTI MQ. 2,45
- CANTINA DI MQ. 15,40 DELL'UNITÀ ABITATIVA AMMOBILIATA AD USO TURISTICO N. 4
- SPAZIO TECNICO mq. 11,10
- ANTI mq. 12,20
- CANTINA DI MQ. 18,15 DELL'UNITÀ ABITATIVA AMMOBILIATA AD USO TURISTICO N. 3
- W.C. MQ. 7,30
- CANTINA DI MQ. 27,25 DELL'UNITÀ ABITATIVA AMMOBILIATA AD USO TURISTICO N. 1

The plan also shows a staircase and a central corridor. The overall dimensions are 12,80m by 11,10m.

## TERRA



## PRIMO





This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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## A first impression

A short walk from the center of Torri del Benaco and immersed in a reserved and quiet residential context, we offer for sale a refined accommodation structure consisting of four independent apartments, ideal both as an income investment and as a multi-family solution or for tourist-receptive activity. The property is developed on a total commercial area of about 320 square meters, divided into four residential units of about 70 square meters each, all equipped with independent entrance, private parking space and cellar of pertinence, ensuring comfort and functionality for each apartment. The apartments are harmoniously distributed and enjoy a pleasant exposure, with bright, well-divided spaces that can be easily adapted to different living or accommodation needs. At the common service of the units, there is a large garden of about 950 square meters, well-kept and rich in Mediterranean vegetation, as well as a beautiful condominium swimming pool, ideal for moments of relaxation and conviviality in a private and cozy atmosphere. This property represents a rare investment opportunity in Torri del Benaco, one of the most popular locations on Lake Garda, perfect for those looking for a prestigious property with high income potential and versatile architectural features. For further details, documentation or to arrange a confidential visit, we remain at your complete disposal.

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## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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