

rustic/house/court for Sale in Castiglione delle Stiviere Grole

€ 1.330.000 negotiable

Ref. CBI119-2929-620



270 sq.m | Bathrooms: 2 | Bedrooms: 3 | Rooms: 5

Located in the Moreniche Hills, we offer a charming farmhouse, finely renovated with high-quality finishes and respecting the property's historic character.

The main residence is spread over two levels: on the ground floor there is a bright kitchen, dining room, living room and a guest bathroom.

On the first floor there is a master bedroom with bathroom, two spacious bedrooms and a further bathroom.

Outside, there's a large porch-veranda with a panoramic view of the park and pool, ideal for enjoying moments of conviviality with friends or relatives.

The property also offers an independent building intended for a garage and/or storage.

The entire complex is immersed in a private park of approximately 27,000 m², completely fenced, where peace and tranquility reign.

Part of the park is landscaped with a meticulously maintained garden, while the remaining part is surrounded by woodland, enveloping the entire property.

The park offers generous space and is also suitable for the construction of a tennis court. This makes the property suitable for hospitality purposes, including for prestigious events.

This real estate opportunity is located in a prime location, just a few kilometers from Desenzano del Garda, convenient to all major transport routes (motorways, train stations, airports).

In the immediate vicinity you can enjoy three prestigious golf courses, renowned wineries producing the famous Lugana, and quick



connections to Verona, Bergamo, and Milan.

An exclusive residence, perfect for those who want to live in a private and relaxing environment, without sacrificing the beauty and liveliness of the surrounding area.

Coldwell Banker, founded in 1906 in San Francisco, is a world-renowned real estate network, recognized for over a century as a benchmark in the global market. Our brand is synonymous with reliability, excellence, and innovation, appreciated by the most discerning clients for the quality of our services and our international presence. With over 3,300 locations and more than 100,000 agents in 44 countries, our global network allows us to connect buyers and sellers around the world.

Coldwell Banker Real Estate, located in the historic heart of Desenzano del Garda, at Piazza Malvezzi 23, just steps from the old port, is the hub of our operations on Lake Garda and the surrounding area. Our headquarters reflects our philosophy: welcoming, elegant, and professional, it is the place where supply and demand for exclusive properties meet. We specialize in finding and promoting prestigious properties, guaranteeing our clients personalized and attentive service, meeting every luxury real estate need.

□ Contact us for more information or to schedule a visit!

Property Informations

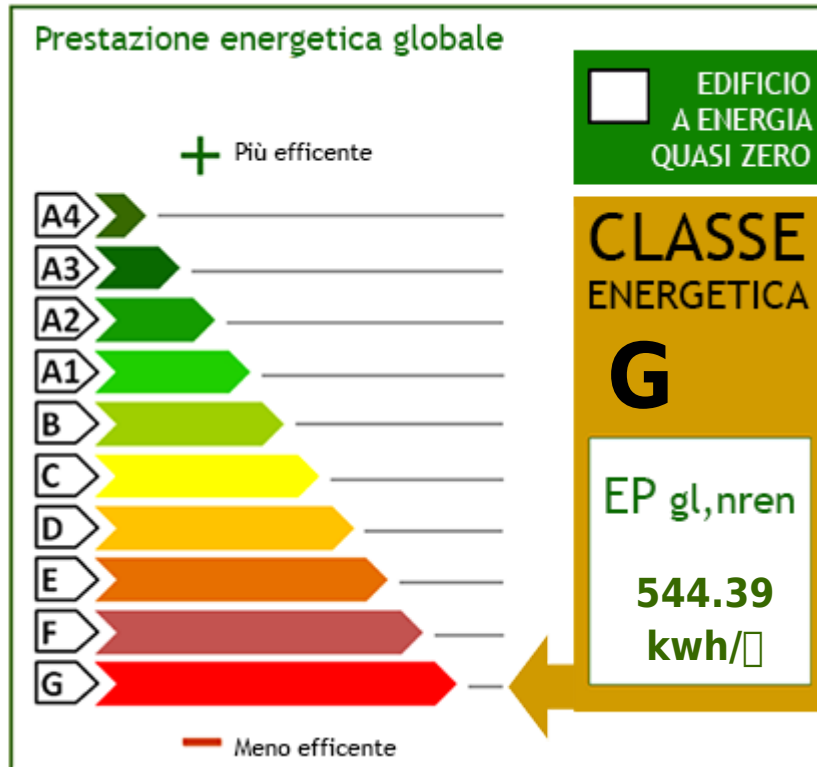
Address: VIA DE GASPERI, 1	Zip Code: 46043
Bedrooms: 3	Bathrooms: 2
Rooms: 5	State of Preservation: Excellent
Level: Ground Floor	Total Floor: 3
Age Construction: 2015	Current Status: free upon deed
Balconies: Present	Terrace: Present
Garden: Private, 10.000 sq.m	Kitchen: Regular Kitchen
Box: Triple	

Features

Tv Antenna: Autonomous	Porch	Closet
ADSL Coverage	Parquet	Wiring: By Law
Wooden Window Frames	Predisposition for Alarm	Shutters
Pool	Panoramic view	Land: 27000 □

Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Bike Lanes	Playgrounds	Public Transport
Kindergarten	Elementary Schools	Schools	High Schools
Cafe	Post Offices	Shopping Centers	Municipal Offices





Realroi

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