

## Villa for Sale in Castiglione delle Stiviere

price from € 570.000  
Ref. CBI119-1337-664



**176 sq.m | Bathrooms: 2 | Bedrooms: 3 | Rooms: 6**

Garda hinterland, just minutes from the Desenzano del Garda toll booth.

In a residential area of Castiglione delle Stiviere, we offer a refined, newly built detached villa featuring contemporary architecture with clean, elegant lines and a large private garden.

The home extends entirely on a single level, offering functional and perfectly distributed spaces. The heart of the house is the bright living area, enhanced by large windows that create a natural continuity between interior and exterior and overlook the porch and relaxation area. The separate eat-in kitchen enjoys direct access to the pergola, ideal for al fresco dining and socializing.

The sleeping area is designed to ensure comfort and privacy: the master suite has a walk-in closet and private bathroom, while the other two bedrooms are served by a second bathroom with window.

The property includes a practical laundry room, a storage room and a large double garage directly connected to the house.

The project features high-quality finishes and modern construction solutions, with the option to customize the interior spaces and amenities. Upon request, a private pool, advanced home automation system, landscaped garden, and additional comfort features can be added.

An ideal solution for those looking for a contemporary, efficient villa that integrates seamlessly with the outdoor spaces.

Turnkey villa for €570,000.00.

Possibility of purchasing the property unfinished for €340,000.00.

Possibility of swimming pool and planted garden.



The images published are purely indicative. Details and technical specifications will be provided by the agency.

Castiglione delle Stiviere, a town of about 30,000 inhabitants on the moraine hills, is known for its ties to the Gonzaga family and its patron saint, Saint Aloysius Gonzaga. The idea of the International Red Cross was born here, thanks to Henry Dunant's experience during the Battle of Solferino, which is now documented in the Red Cross Museum. Distinguished by its unique historical and urban heritage in the province of Mantua, it also offers excellent food and wine and sports opportunities, with renowned golf courses and equestrian facilities.

## Property Informations

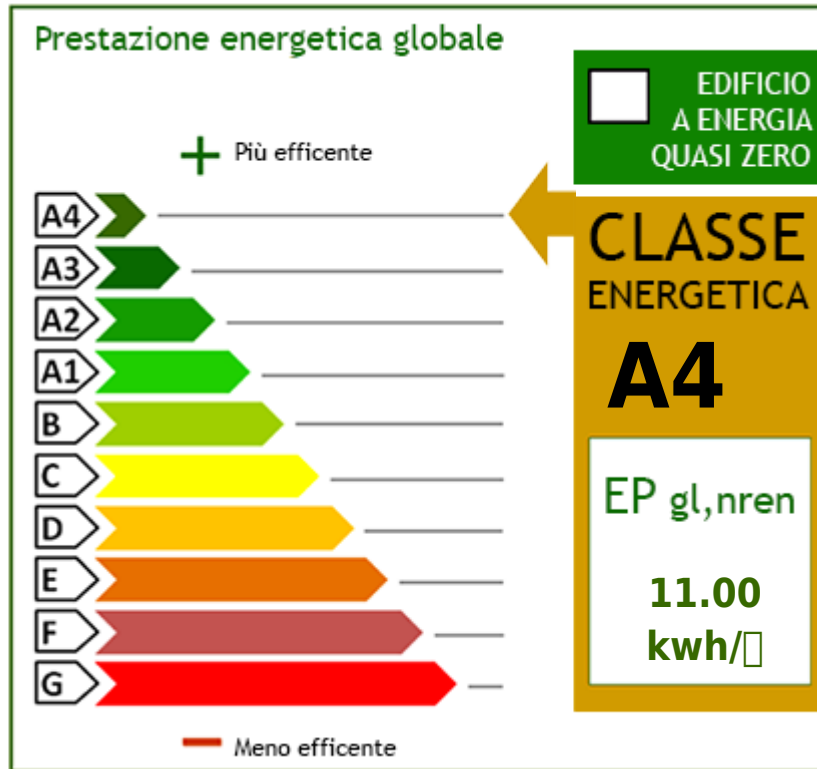
<b>Bedrooms:</b> 3	<b>Bathrooms:</b> 2
<b>Rooms:</b> 6	<b>State of Preservation:</b> Excellent
<b>Level:</b> Ground Floor	<b>Total Floor:</b> 1
<b>Parking:</b> Uncovered Parking	<b>No Barriers:</b> Yes
<b>Age Construction:</b> 2026	<b>Terrace:</b> Present, 11 sq.m
<b>Garden:</b> Private	<b>Kitchen:</b> Regular Kitchen
<b>Box:</b> Double, 35 sq.m	

## Features

Terrace: 11 □	Tv Antenna: Autonomous	Tv SAT: Autonomous
Closet	Air-Conditioned	Wiring: By Law
Sanitary Suspended	Shutters	

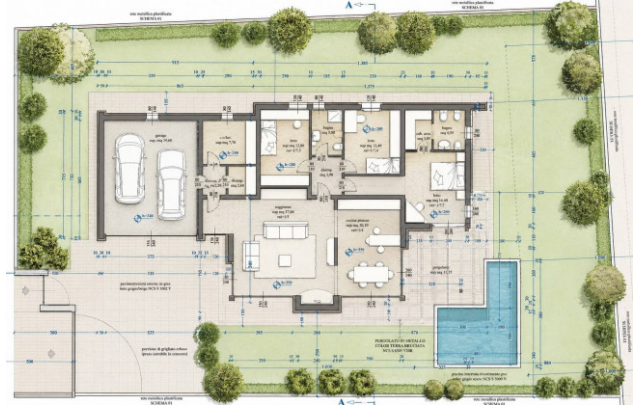
## Nearby

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









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