

## Land for Sale in Mazzano

### € 600.000

### Ref. CBI119-1337-681



**4.303 sq.m**

#### Building Land for Sale in Molinetto: Opportunities for Investors and Builders

In a well-served residential area, we offer for sale a 4,303 sq m building plot. The plot has a gross floor area (GFA) of 1,721 sq m and a volume of 5,164 cubic meters, ready for development.

Additionally, there is the possibility of acquiring additional volume, with an additional 860 sq m of GFA and 2,580 cubic meters of storage space, available from the same areas. This option expands the project's development potential.

The land is ideal for construction companies or investors looking for opportunities in a strategic and well-positioned area.

Mazzano, near Brescia and Lake Garda, is comprised of the hamlets of Mazzano, Molinetto, and Ciliverghe. With a quiet residential setting, it is well-connected and offers modern amenities such as shopping centers, schools, and sports facilities. Ciliverghe is home to Villa Mazzucchelli, home to museums that showcase the rich local history.

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.



## Property Informations

**Address:** Via Garibaldi

**Zip Code:** 25080

**Buildable sq.m.:** 1.721 sq.m

## Features

Divisible Lot

Street Frontage

Water Pipes

Light

Methane

Telephone Lines

## 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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