Realroi
Piazza Malvezzi 23 - 25015 Desenzano del Garda
Phone number (+39) 030 4191413

3 Rooms for Sale in Lonato del Garda
Sedena
€ 280.000
Ref. CBI119-3190-10-6



100 sq.m | Bathrooms: 2 | Bedrooms: 2 | Rooms: 3

In Sedena di Lonato del Garda, in a quiet residential area, we offer for sale a newly built three-room apartment featuring well-distributed spaces.
The entrance opens onto the bright open-plan living area with direct access to the covered terrace, ideal for enjoying the outdoors in any season.
A comfortable hallway leads to the sleeping area consisting of a bathroom, a first bedroom with a private balcony and a spacious double bedroom also with access to a second private balcony.
The master bedroom also has an en-suite bathroom, preceded by a practical antechamber perfect as a walk-in closet.
The property includes a double garage and a cellar.

The property is Class A1, built with high energy efficiency standards: 14 cm thermal insulation, underfloor heating with a heat pump, a 4.5 kW photovoltaic system, and provision for air conditioning. It features a video intercom, alarm system, a security door, highly thermally and acoustically insulated PVC windows with mosquito nets, and motorized shutters. High-quality finishes include wood-effect porcelain stoneware floors, suspended bathroom fixtures, and a private garden.

Lonato del Garda is a charming town located in the heart of the Lake Garda region, combining the charm of history and nature with a strategic location. This village boasts significant historical monuments, including the majestic Rocca Viscontea and the Basilica of San

Giovanni Battista, which bear witness to its rich past.
Its proximity to Lake Garda, just minutes away, offers residents the opportunity to enjoy wonderful beaches, water sports, and lakeside walks. Lonato is also well connected to major roads, allowing easy access to tourist destinations such as Desenzano, Sirmione, and the surrounding moraine hills.
Lively yet tranquil, Lonato del Garda is the ideal place for those seeking a peaceful environment, surrounded by nature, without giving up all the services and beauty that Lake Garda has to offer.

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Certification

Energy Class: A1

Property Informations

Address: Via Schia	**Zip Code**: 25017
Bedrooms: 2	**Bathrooms**: 2
Rooms: 3	**State of Preservation**: Excellent
Level: 1	**Total Floor**: 1
Age Construction: 2026	**Balconies**: Present, 8 sq.m
Terrace: Present, 16 sq.m	**Kitchen**: Exposed Kitchen

Features

Tv Antenna: Autonomous	Tv SAT: Autonomous	Cellar: 5 □
Wiring: By Law	Sanitary Suspended	Shower
Predisposition for Alarm	Shutters	

Nearby

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

















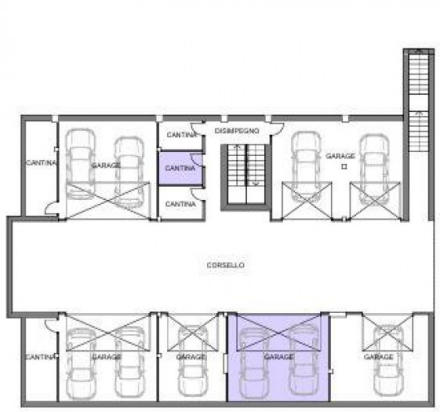
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