

Lago Maggiore

Cadrezzate

Ref. 6609: Detached villa with private grounds of approx. 15,000 m² near Lago di Monate and Lake Maggiore

Asking Price: € 850.000



Description

Detached villa with private grounds of approx. 15,000 m² near Lago di Monate and Lake Maggiore

A unique villa set in lush greenery, where space, privacy and nature come together.

Nestled amidst the beautiful countryside of Cadrezzate con Osmate, this exceptional detached villa is situated in an exceptionally peaceful and completely sheltered location. Just a few minutes from Lago di Monate and Lake Maggiore, this property offers a rare combination of privacy, comfort and natural beauty.

The villa is surrounded by an impressive private estate of approximately 15,000 m², partly consisting of woodland. Thanks to its fully enclosed setting, you can enjoy maximum peace and privacy here, whilst at the same time making the most of the natural surroundings.

The villa was built in 1989 and offers approximately 350 m² of living space. The property has been carefully maintained over the years and improved in various ways, combining modern living comfort and energy efficiency with the authentic charm of a stately villa set in the countryside.

In terms of technical features, the property includes, amongst other things: a photovoltaic system, a pellet boiler for heating, and a 3,000-litre rainwater tank.

On the ground floor is a spacious and exceptionally light-filled living area. The living room features a cosy open fireplace and is connected to the dining room. The spacious kitchen-diner offers direct access to a covered veranda, a lovely spot for long lunches and dinners al fresco.

Also on this floor are a study, a separate reading corner and a guest toilet with an antechamber.

Thanks to the large French doors, virtually every room opens directly onto the garden. This allows indoor and outdoor living to blend together naturally.

The upper floor is entirely dedicated to the sleeping quarters and comprises four bedrooms. The spacious master bedroom features its own walk-in wardrobe. There are also two fully fitted bathrooms.

A particular highlight is the spacious terrace, from which you have an unobstructed, leafy view over the property's own woodland. A place to enjoy the morning sun in peace and quiet, or a cup of coffee or an aperitif at the end of the day.

The semi-basement offers a large amount of additional space and is ideal for relaxation, hobbies and practical purposes.

Among other things, it houses: a large lounge/recreation room, a utility room, a workshop, a wine cellar, a garage and several parking spaces on the property.

A private park with a natural spring and pond

Perhaps the absolute highlight of this property is the extensive private grounds covering approximately 15,000 m². The grounds are fully fenced and consist partly of woodland, creating a particularly intimate and secluded atmosphere.

The beautifully landscaped garden features carefully positioned lighting that highlights the park's beauty even in the evening. The grounds also feature a natural spring, which flows into a charming little pond.

The villa has two separate entrances: a grand main entrance and a second entrance suitable for garden maintenance and practical facilities.

This villa is ideally suited to those seeking a spacious and characterful home in a green setting, without compromising on good transport links and proximity to the lakes.

The combination of approximately 350 m² of living space, a private park of approximately 15,000 m², a private woodland, a natural spring and pond, and the location near both Lago di Monate and Lake Maggiore makes this a special property with a unique character.

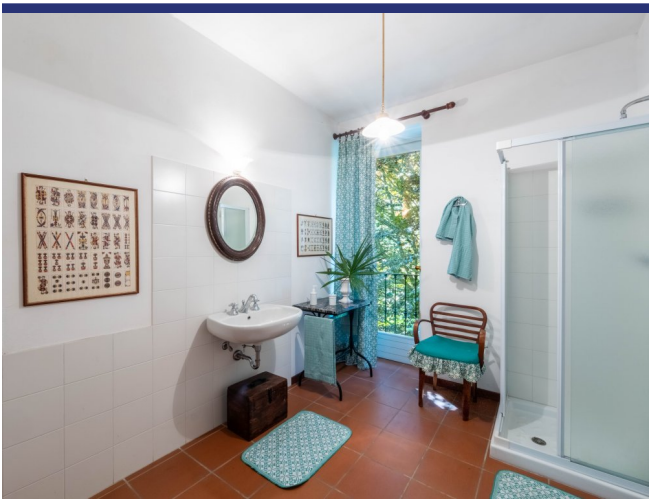
A place where tranquillity, space and nature take centre stage — and where outdoor living is an integral part of daily life throughout the seasons.

Pictures

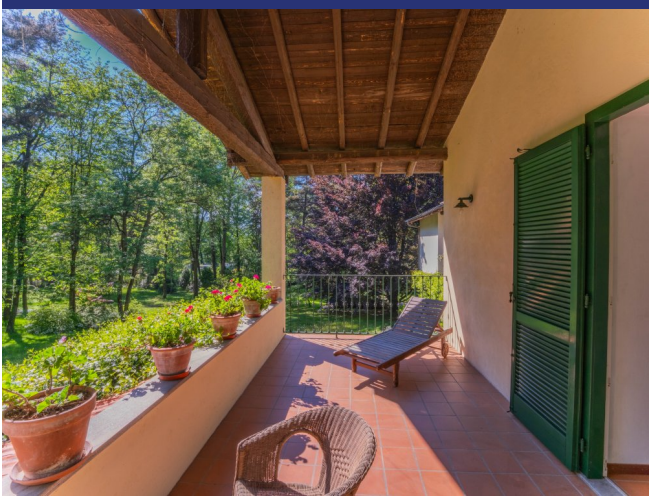




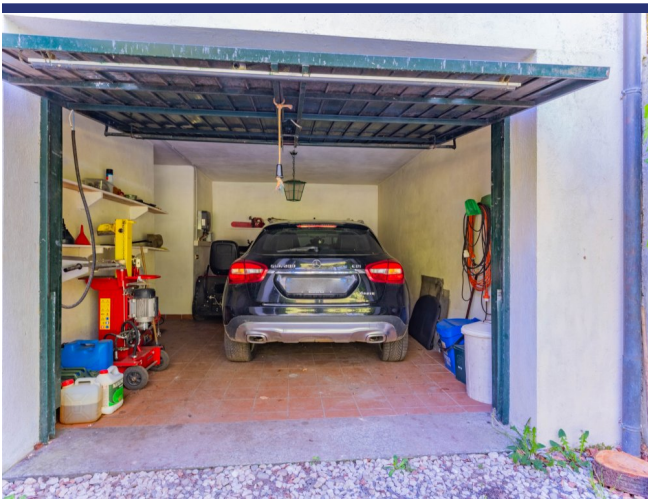




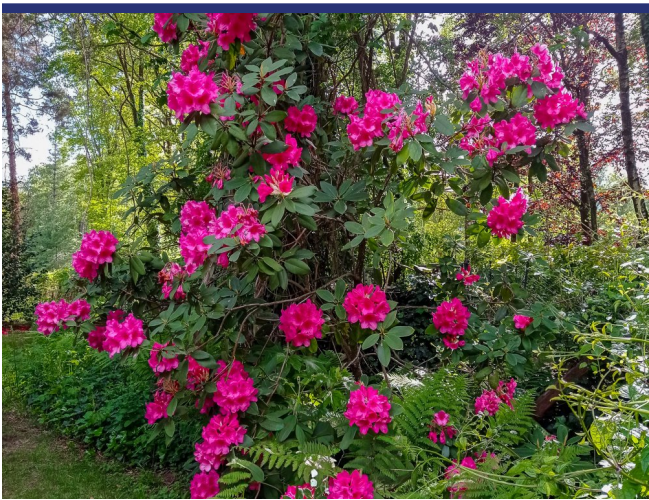
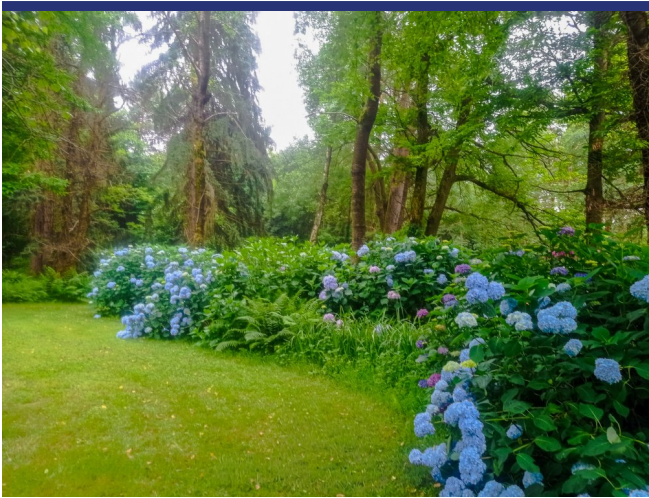












Location & Details



(Map does not indicate the exact location of the property)

- Reference: 6609
- Villa/Farmhouse
- Garden
- Terrace
- Fire Place
- Garage: Yes
- Pool: To be realised
- Asking Price: € 850.000
- Floorspace: 400 m²
- SQM Plot: 15000 m²
- Bedrooms: 4
- Bathrooms: 3
- Rental Potential: Very good
- Condition of the Property: Good
- Status: Available

Information

Information about the purchasing process.

Please contact our agency for more information on the purchasing process.

About ItaliaCasa

ItaliaCasa is a fully accredited Italian real estate agency, specialized in the assistance of foreign property buyers in the most beloved parts of Italy. We combine the best of two worlds. Firmly settled in Italy, we do not forget our northern European roots. Our multilingual representatives in Italy are a guarantee for a perfect understanding of the local market conditions. We understand our international clients as we do understand the Italian way of doing business. This enables us to offer to our clients the best possible assistance during the buying process.

Why choose for ItaliaCasa?

A successful purchase in Italy does not end with the finding of the right property on a web site. Especially nowadays an interested buyer can find many intermediaries and web portals through which foreign properties are being offered for sale. Often these type of companies lack any knowledge of Italian real estate, the market situation and the legal system in Italy. It is important to choose an officially registered agency who not only knows their properties, but also can properly facilitate the entire buying process with its expertise. According to ItaliaCasa this is when the important part only begins. The completion of the purchase is the work of specialists who know where problems can arise and which matters require extra attention during the purchase. All land registry, legal and permit aspects are being mapped so the interests of the client are optimally being looked after. The end result is a purchase without worries!

More Information or Questions?

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