Lago Maggiore

Ghiffa

Ref. 6538: Ghiffa – Lake Maggiore – New-build villa with lake views
Asking Price: € 1.000.000



Description

New-build villa – Ghiffa

We are offering exclusive new-build villas for sale, situated on the hills of Ghiffa, in a commanding position with stunning views over Lake Maggiore and the surrounding countryside. Set in a peaceful and green residential area, these properties offer a unique living experience, just a few minutes from the centre of Verbania and strategically located near the Swiss border and the lake's main attractions.

The project has been designed with the aim of combining modern architecture, living comfort and high energy efficiency. In designing the villas, particular attention has been paid to the quality of the living spaces, the natural light and the harmonious integration into the natural surroundings. This results in modern and functional homes that perfectly meet the needs of everyday life.

Each villa is spread over two floors and has a total floor area of 158 m². The main floor, measuring approximately 80 m², comprises the entrance, a spacious living area with a lounge and open-plan kitchen, characterised by large windows that emphasise the panoramic views and ensure optimal natural light. On the same floor there is also a master bedroom, a bathroom, a covered terrace overlooking the lake and an additional side terrace, ideal for enjoying the outdoors all year round.

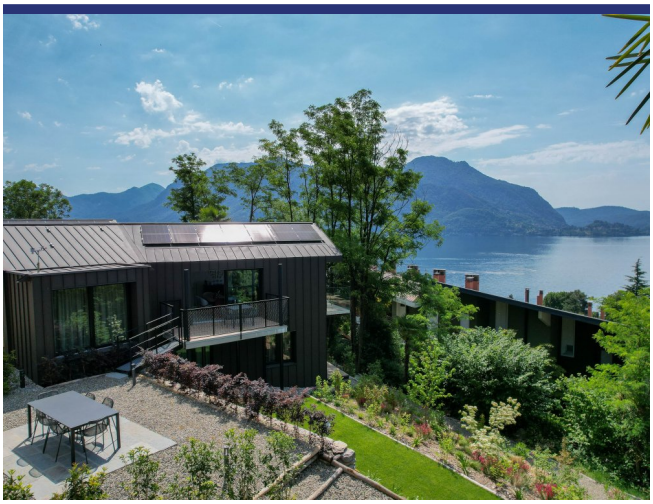
An internal staircase leads to the lower floor of approximately 78 m², designated as the sleeping area. Here there are two bedrooms, a second bathroom and a spacious utility room with laundry facilities. Outside, each home has a private garden of approximately 450 m², offering privacy and creating a pleasant connection with the surrounding nature. In addition, two private parking spaces are included.

The homes are being built in accordance with the latest building standards, with particular attention to energy efficiency and living comfort. They are fitted with natural gas underfloor heating, pre-wired for air conditioning, PVC window frames with triple glazing, a security door, a video intercom and an individual TV system. The villas will be handed over with a fully fitted kitchen and finished bathrooms.

These villas offer an ideal solution for those seeking a permanent home in a peaceful and easily accessible area, or a prestigious second home on Lake Maggiore. The panoramic views, spacious outdoor areas, high-quality construction and proximity to attractions such as the Sacro Monte di Ghiffa and the Borromean Islands make this development particularly attractive to those who value comfort, privacy and an exceptional natural setting.

Pictures







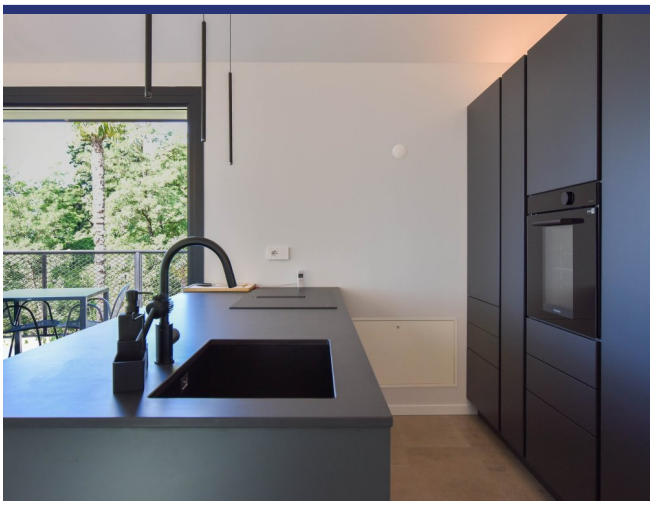


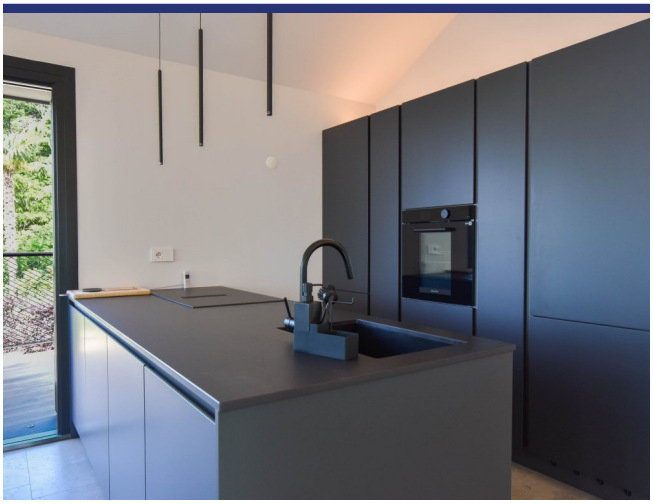


























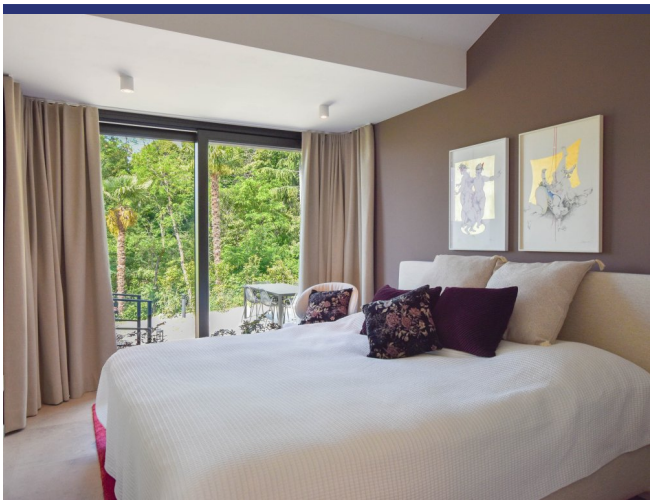












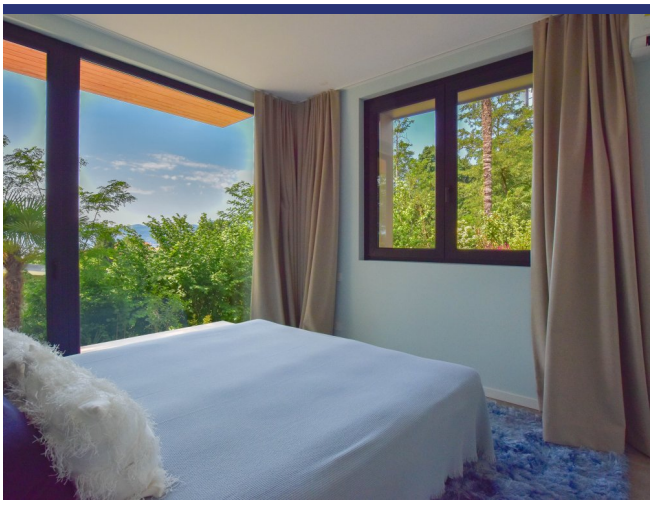


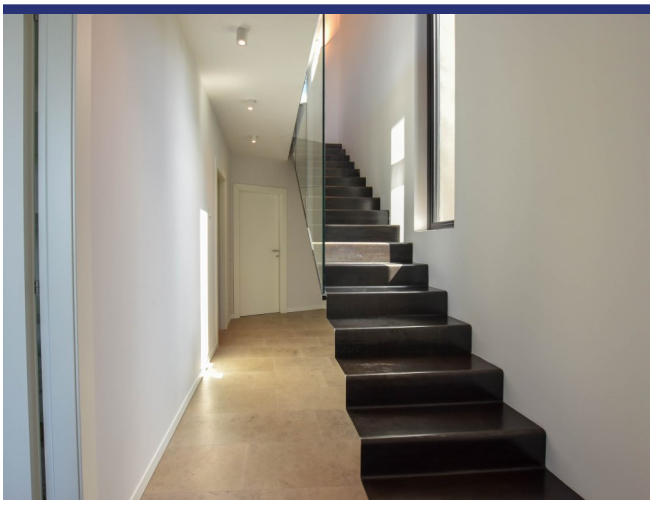










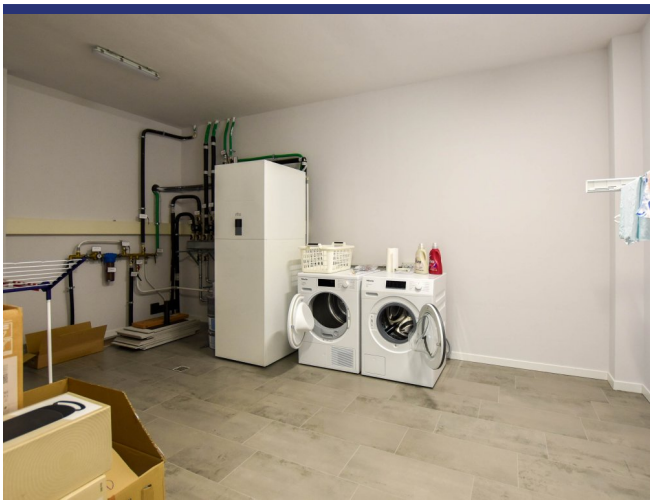


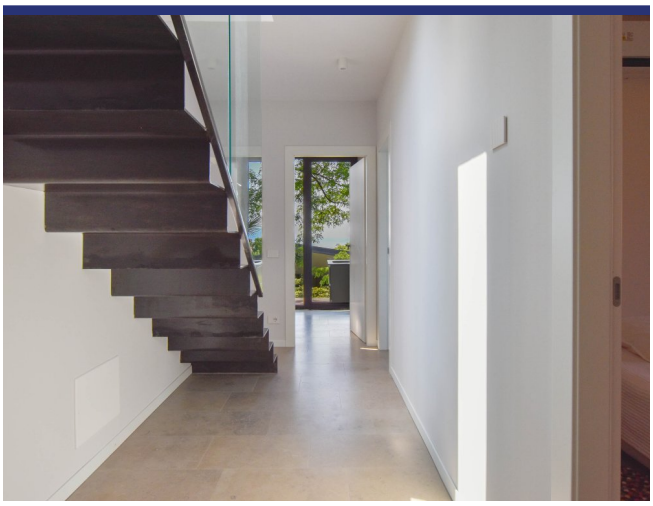




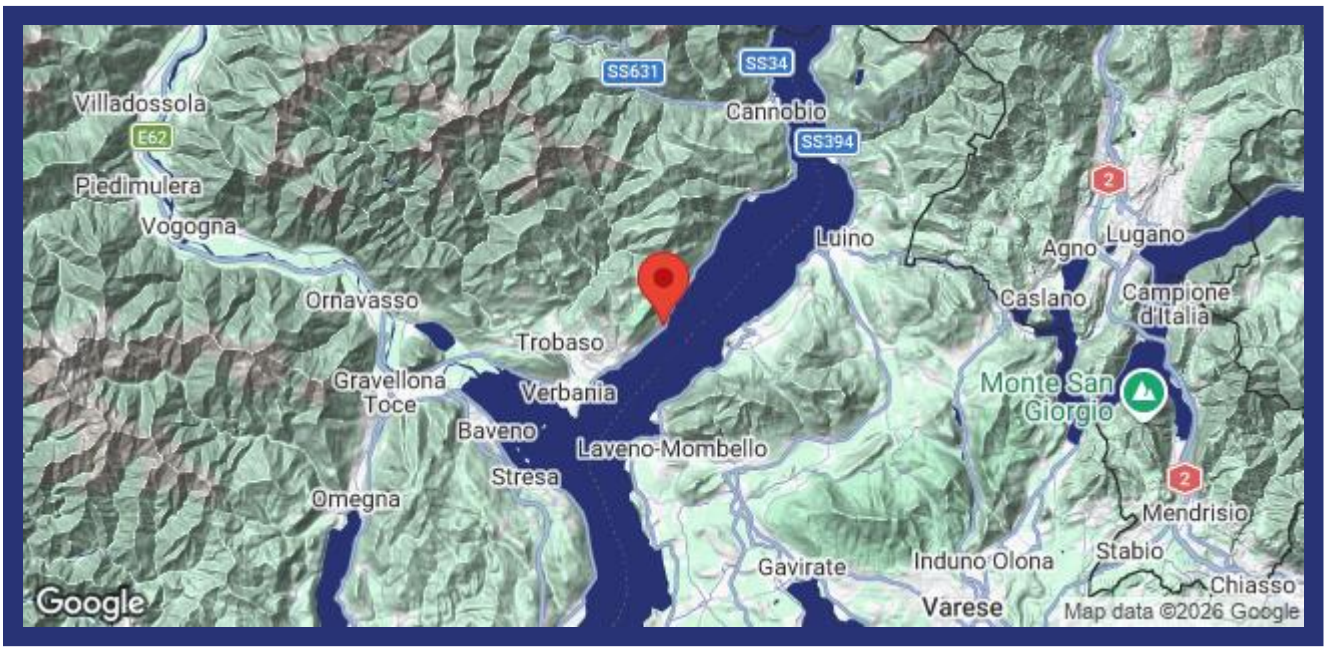








Location & Details



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

- Reference: 6538
- Villa/Farmhouse
- Lakeview
- Panoramic View
- Garden
- Terrace
- Balcony
- Central Heating
- Fire Place
- Airco
- Garage: Parking Space
- Pool: To be realised
- Asking Price: € 1.000.000

- Floorspace: 158 m^2
- SQM Plot: 450 m^2
- Bedrooms: 3
- Bathrooms: 2
- Rental Potential: Very good
- Condition of the Property: Newly built
- 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 a 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?

ItaliaCasa Srls
Contrada Gualduccio 1
San Ginesio (MC)
Tel +39 0332 1791448
info@italiacasa.net
www.italiacasa.net

Int.: +31 71 3649732
UK: +44 84 33309553
Italy: +39 0332 1791448

info@italiacasa.net
www.italiacasa.net

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