Cernobbio – Como (CO)

Cernobbio, Lake Como, Centro Area: for sale Prestigious Residence ground-sky

Property ID: IT262942922



PURCHASE PRICE: 1.600.000 EUR • ROOMS: 8

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At a glance

Property ID	IT262942922
Rooms	8
Bedrooms	3
Bathrooms	4
Year of construction	1900
Type of parking	2 x Other

Purchase Price	1.600.000 EUR
House	Single-family house / Detached house
Total Space	ca. 240 m²

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Energy Data

Type of heating	Underfloor heating
Energy Source	Gas
Power Source	Gas

Energy Certificate	Energy demand certificate
Final Energy Demand	245.45 kWh/m²a
Energy efficiency class	F

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The property





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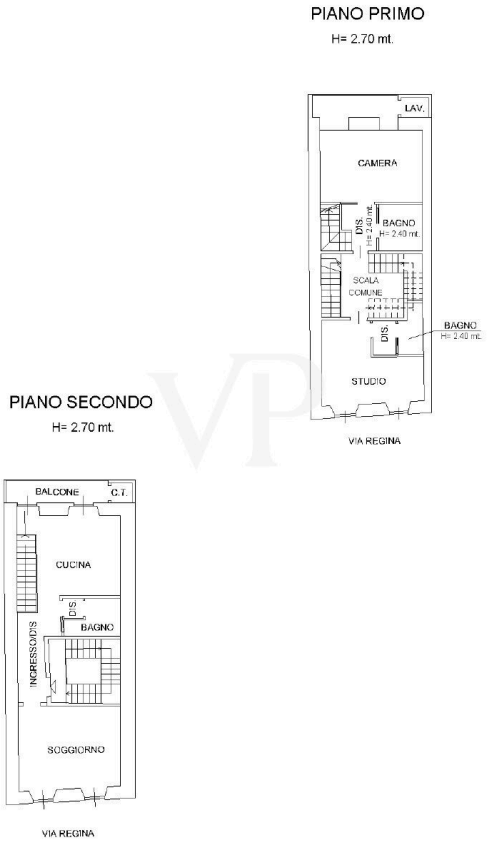
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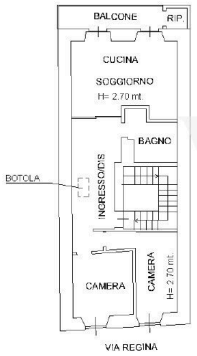
The property



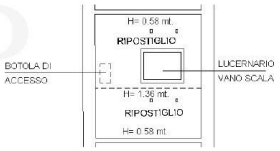
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Floor plans

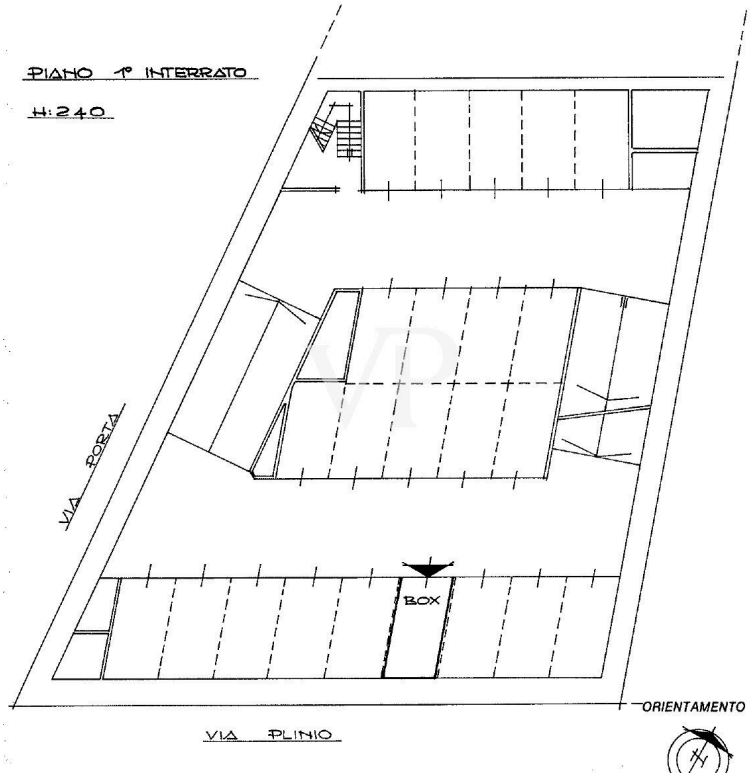


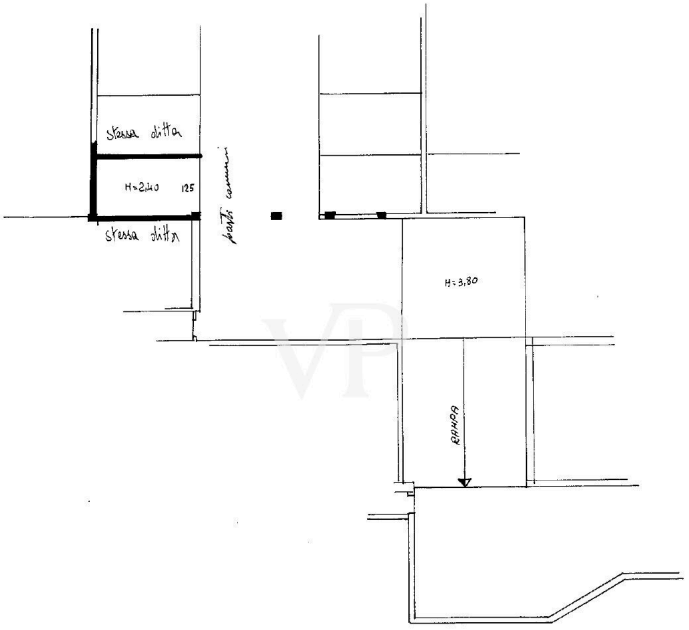


PIANO TERZO



PIANO QUARTO
(SOTTOTETTO)





This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.

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A first impression

In the historic downtown area of Cernobbio, in Via Regina we sell refined detached sky-ground house, arranged on three living levels with a total area of 240 square meters approx.
Recently renovated with modern quality materials and fine finishes, example the floors have parquet planks, the bathroom walls are mosaic, air conditioning, double glazing for optimal insulation from external noise, all with bright and comfortable rooms.
The 'main entrance has a late 19th century lake stone staircase leading to the various living floors.
The first apartment of 145 square meters is spread over two floors, first and second connected by an iron staircase with a large and comfortable design, made to measure, which connects the upper floor with the lower floor of the apartment, where there is access to a study room or possible bedroom, with a kitchenette a bathroom and a laundry room, the second floor consists of a bright living room well furnished, a custom kitchen complete with appliances of modern conception equipped with a panoramic terrace on Mount Bisbino, a master bedroom and a bathroom, independent heating, air conditioning.
On the third and last floor there is an apartment of about 80 square meters, consisting of an entrance hall, a large living room with an open kitchen, small terrace, a bedroom, a bathroom, a second master bedroom with attached private bathroom equipped with a shower stall, independent heating and air conditioning.
Two garages and remote camera system complete the property.
Possibility to put a small elevator without excavation work.
The residence and very close to the famous Grand Hotel Villa D'Este and with the possibility of becoming a member taking advantage of the wonderful sports facilities and services offered by the same.
Positioned in a very central area and well served by various stores, bars, restaurants and luxury boutiques
as well as the possibility of taking walks along the Lake, scenic excursions to Mount Bisbino, boat trips and taking advantage of transportation both by land and by Lake.
It is an excellent luxury real estate investment either for short rentals, given the many requests for tourist leases, or for private and reserved resort residences.
Cernobbio is a renowned tourist resort located on the western shore of Lake Como famous throughout the world that hosts many trade fair events during the year at the international exhibition and congress center of Villa Erba, just 16 minutes from the center of Como, a few kilometers from the customs with Switzerland and in close proximity to the Milan-Lugano highway exit, Milan Malpensa international airport can be reached in about 40 minutes by car, while Milan Linate airport is about 60 minutes away.

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Details of amenities

Terraces
Two boxes of property
Air conditioning
Jacuzzi
Burglar alarm
Remote cameras
Built-in closets
Laundry room
Study room

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Contact partner

For further information, please contact your contact person:

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