

for sale in Castelnuovo del Garda

Sandrà

€ 710.000

Ref. 1052



460 sq.m. | : 5 | : 5 | : 10

A Private Courtyard in the Heart of Sandrà. A Private Courtyard in the Heart of Sandrà, Just Minutes from Lake Garda In the historic center of Sandrà, a hamlet of Castelnuovo del Garda, we offer for sale a charming residential complex set in a well-kept and peaceful private courtyard, just minutes from the lake shores and major attractions such as Gardaland, Caneva, Peschiera, and Lazise. Currently, the complex consists of two terraced houses arranged over three levels, recently tastefully renovated. Each unit offers well-distributed spaces, with a bright living area, kitchen, living room, three bathrooms, and two bedrooms. Ideal both as a primary residence and as a second home near the lake. But the true potential of this property goes further. Adjacent to the two houses are: A rustic building on the ground floor, completely to be redeveloped An apartment on the first floor, currently to be modernized Our feasibility study has thoroughly analyzed the potential of these spaces and developed a proposal for the creation of six total apartments, optimizing volume and functionality. A project designed to enhance every corner of the courtyard, preserving its original charm with a contemporary style. Completing the property are: A private inner courtyard, perfect as a green area or shared space Five convenient parking spaces, directly adjacent to the entrance The materials attached to the listing include the current floor plans, the project proposal, and renderings showing how this private corner of Sandrà could be transformed. This is a rare opportunity for those seeking a ready-to-use solution or a valuable real estate development project, with great residential or tourist-accommodation potential, in the heart of one of the most sought-after areas of Lake Garda. Contact us for more

information, to view the project, and to arrange a visit on-site.

Features

Codice: 1052

Motivazione: Sale

Comune: Castelnuovo del Garda

Zona: Sandrà

Totale_mq: 460 sq.m.

camere: 5

bagni: 5

Locali: 10











