INOLTRE Real Estate Solutions
Via Peschiera, 16 - 37011 Bardolino (VR)
+39 3473152817

for sale in Bardolino
€ 2.550.000
Ref. 1047_A



200 sq.m. | : 3 | : 5 | : 5

EXCLUSIVE ESTATE WITH PANORAMIC VIEWS OF LAKE GARDA AND EXTRAORDINARY DEVELOPMENT POTENTIAL.

In a prime location, surrounded by nature and boasting an extraordinary 180-degree panoramic view of Lake Garda, we offer a one-of-a-kind property set within a private estate of approximately 45,000 m².

A rare setting, where privacy, spaciousness, and panoramic views are the distinguishing features of a property designed for those seeking an exclusive residence in one of the most captivating settings in the Garda area.

At the heart of the estate stands an existing villa of approximately 200 m², which represents the starting point of a major redevelopment project. Based on preliminary studies, the property offers the potential for developing a residence of over 450 m², as well as additional basement space, allowing for the creation of a contemporary, high-end home, designed to meet the needs of the future owner.

The large plot of land guarantees a level of privacy that is difficult to find on Lake Garda and offers the possibility of organizing the outdoor spaces in an extremely articulated way.

The property also boasts over 150 olive trees, creating an authentic landscape perfectly integrated with the surrounding landscape. The terrain, dominant position, and the size of the estate allow for the creation of large green spaces, relaxation areas, entertainment spaces, and private amenities that would further enhance the residence.

The exceptional size of the property also offers the opportunity to imagine exclusive spaces and amenities, harmoniously integrated into the landscape: from a natural bio-lake to areas dedicated to sports and recreation, to customized design solutions capable of transforming the estate into a truly unique residence. Each project will naturally be subject to the necessary technical inspections and permits.

The true value of this estate lies precisely in its versatility: not a pre-defined villa, but a property capable of becoming a custom residential project, where architecture, landscape, and privacy can be developed according to a personal vision.

A solution aimed at those seeking not just a home on Lake Garda, but a private space to transform into a prestigious residence, surrounded by hectares of greenery and with a breathtaking view.

Contact us for more information, to explore the property's design potential, and to arrange a private viewing.

Note: The renderings, surface areas, design hypotheses, and data shown in the listing are derived from preliminary technical studies and are purely indicative. The images provided were generated using AI tools and are for illustrative purposes only. Any intervention, expansion, or new construction must be verified from a technical, urban planning, landscape, and authorization perspective with the relevant professionals and authorities.

Certification

: C

Features

Codice: 1047_A	Motivazione: Sale
Indirizzo: Strada Galeazzo, SNC	CAP: 37011
Comune: Bardolino	Totale_mq: 200 sq.m.
camere: 5	bagni: 3
Locali: 5	

















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