

## Cannobio, House in Vendita



**150 mq | : 1 | : 3 | : 6**

CANNOBIO CENTRE

HOUSE WITH PREMISES FOR COMMERCIAL USE.

POSSIBILITY OF SPLIT SELLING

In the heart of Cannobio, just a few metres from Piazza Lago and in a highly frequented area, we are selling an entire building consisting of a shop measuring 35 square metres and a house measuring 150 square metres.

The shop, located in the pedestrian area and main shopping street of Cannobio, has an entrance with a large window, a warehouse and services.

The dwelling is on several levels:

On the ground floor there is a generous entrance hall. Stairs lead to the first floor of about 55 square metres in which there is a large living room with parquet flooring, an eat-in kitchen, a bedroom and a small storage room.

On the upper floor are two further bedrooms and a spacious bathroom.

The height of the large attic offers the possibility of further living space.

Two large cellars, measuring approximately 47 square metres, are located in the basement and have independent access.

The property, which has generous spaces, has retained its original architectural features, with exposed wooden beams, coffered ceilings and wooden floors.

Renovation work is required to enhance the value of the building.

The property lends itself to being split into two units.

The strong points are certainly the central location and the tranquillity.





