

## Cannobio, Three-room apartment in Vendita



**95 mq | : 1 | : 1 | : 3**

Cannobio, unique opportunity, located in the heart of Cannobio, in a quiet and sunny. The large and bright three-room duplex apartment with romantic loft and large terrace, is located in the new residential complex "Il Monastero", in the heart of Cannobio about 30 meters from the lake.

Large and bright four-room duplex apartment with romantic loft and large terrace.

The bright apartment of approx. 70 sqm. is located on the second floor with elevator and has a spacious terrace of approx. 14 sqm. to the west, with beautiful views of the surrounding green mountains. From the terrace you have direct access to the living area and the large open kitchen. A modern staircase leads to the upper floor where we have a loft with a romantic living room with wooden beams and an open view to the kitchen.

A hallway leads to the sleeping area in the attic, which has one bedrooms and a bathroom. The apartment is open on three sides, has large windows and numerous velux that allow natural lighting.

Possibility to customize the interior: floors, walls, bathroom. Turnkey delivery is planned for summer 2025.

#### TECHNICAL INSTRUCTIONS

Double glazed wooden windows

Central heating with methane gas consumption meter

Radiators for heating and cooling

Interior wooden doors

Armoured entrance door

Wooden shutters

Floors according to your wishes and specifications (ceramic, terracotta, etc.)

Coatings of your choice according to specification

Sanitary items of your choice according to the specifications



## Velux

Cannobio, is the first Italian country that meets after the border with Switzerland. It lies on the shores of Lake Maggiore and is surrounded by green mountains. Thanks to its splendid position, Cannobio is one of the most important and appreciated Italian tourist resorts.

It has very ancient origins, as evidenced by the findings of pre-Roman times. Many of the historic buildings face elegantly along the streets and cobbled streets of the old town and pedestrian area.

From the oldest part of the town, called "Borgo" we arrive at the beautiful lakeside full of arcades, lively and touristy, full of bars, restaurants and shops. At the end of the lakeside promenade, starting from the beach "Lido" starts a beautiful cycle/pedestrian track ring of 8 km winds on the flat river promenade.

Cannobio offers many artistic, cultural and musical events throughout the year.















