

Cannobio, House in Vendita



150 mq | : 1 | : 2 | : 4

CANNOBIO - VERY CENTRAL.

DETACHED HOUSE WITH SMALL GARDEN - UNIQUE OPPORTUNITY.

In the heart of Cannobio, in a dream location, just steps from schools, the pharmacy, the medical center, shops, bars, restaurants, and public transportation, and just 400 meters from the lively lakefront, stands this charming detached house with a small private garden. Its unique location protects it from disturbing noise, transforming it into a small oasis of peace right in the center of town.

The property, which extends for a total of almost 150 square meters, is spread over two levels: On the mezzanine floor, with direct access from the garden, there is an apartment of approximately 75 square meters, enriched by a covered external porch of approximately 12 square meters, composed as follows:

The spacious and bright living room boasts a majestic wood-burning fireplace and two corner windows that capture the light; the eat-in kitchen; the bedroom is spacious; while the bathroom, complete with tub and window, invites you to relax.

Internal stairs lead to the lower floor, which has two entrances, one from the garden and the other from inside the house. The 75 sq m floor accommodates a bedroom with bathroom, a versatile room that could be converted into a basement or hobby room, a cellar, and a utility room. The private, flat garden of approximately 130 sq m is a true rarity, especially considering this home's central location, convenient to all amenities.

The property requires renovation to bring it up to modern standards, but a thoughtful reorganization of the spaces will further enhance its livability and charm.

Two large, free public parking lots are located just a short walk away, offering a convenient and cost-free solution. Alternatively, for maximum convenience, you can rent private parking spaces just a few meters from the property.

This villa is truly unique. A true gem, rare to find in the heart of Cannobio: a detached house with a flat garden, ready to be reimaged

according to your desires.

The perfect solution for those dreaming of the luxury of a single-family home, combined with the convenience of shops and services close by, ideal for both resident families and tourists seeking an authentic retreat.







