

Oggebbio, Land in Vendita : Cadessino



5.000 mq

OGGEBBIO CADESSINO.

BUILDING LAND WITH BEAUTIFUL LAKE VIEW.

POSSIBILITY OF DIVISION INTO LOTS

Semi-flat building plot with driveway access, in a quiet, sunny position all year round and with wonderful lake view.

The land is semi-flat, the surface is 5,000 square meters, of which 4,000 are building and 1,000 are not building, has access driveway and beautiful lake view.

The land index is $I_f = 0.60$ mc/sqm, the gross living area is 800 sqm, plus garages, cellars, attics and a hobby room for each property unit.

The plot is urbanized, served by water connection and sewerage. Electricity and gas arrive up to the boundary of the land.

Possibility of sale in two/three separate lots, price € 150.00 / sqm

Lot A sq.m. 2,000 € 210,000 (2,000 sq.m. building)

Lot B sq.m. 3,000 € 240,000 (2,000 sqm building and 1,000 sqm not building)

Gross living space allowed for each lot 400 square meters (plus cellar, garage, attic, a hobby room of mq. 15 for each unit)

Each lot has its own independent access.

The land is located just 250 meters from the village of Gonte-Oggebbio, which is within walking distance, and where there are shops, bars, restaurants, post office, pharmacy and municipality. A path of about 500/600 meters leads to the lake, where there is a public

beach and a beach equipped with bar and restaurant.

Oggebbio is a small municipality on the shores of Lake Maggiore, located between Verbania and Cannobio, It has only 800 inhabitants, but extends over an area of 20 square kilometers. The municipal territory includes 15 different villages. This suggests the great variety of historical and cultural attractions that the small town can offer. There are many stately and historic villas, many churches with fifteenth-century frescoes. The paths and old mule tracks that pass through the woods around Oggebbio are certainly recommended for those who love to practice hiking.

Thanks to its sunny exposure and the beautiful view of Lake Maggiore, Oggebbio and all its villages are popular places for both residents and tourists.









