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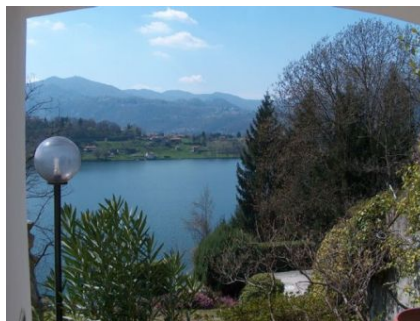
€1,000,000

## Modern Villa With Lake Views, Orta San Giulio, Lake Orta



- 3 bed / 3.5 bath
- 310 sq modern villa
- 4000 sqm garden
- 100 sqm Terrace
- Study, Reading Room
- 1km from the centre
- Fireplace

Lake Orta, Orta San Giulio. Modern Villa with wonderful lake views. 3 bedrooms / 3.5 bathrooms 310 sq m modern Villa with 4000 sq m land, 100 sq m terrace, fireplace, study & reading room & lake views. Located 1km from the centre of Orta San Giulio.



# Modern Villa With Lake Views, Orta San Giulio

Lake Orta: Modern Villa with wonderful lake views Orta San Giulio

Large independent modern villa of approx. 310 sqm surrounded by approx. 4,000 sqm of terraced land, situated near the Village of Orta San Giulio with wonderful lake views and just 1 km from the centre.

The villa is laid out over two floors plus attic floor and has a large panoramic terrace of 100 sqm.

Ground floor: entrance hall, large living room with fireplace, kitchen, hallway, bathroom, bedroom and wc.

First floor: study, reading room, hallway, bathroom, wardrobe, large double bedroom.

Attic area: one bedroom with bathroom.

Asking price: €1,000,000 (plus 3% marketing/agents fee, plus VAT on marketing/agents fee)

International Horizons have a well established team of British colleagues living and working exclusively on the Italian Lakes, who provide a professional, efficient and proactive approach to purchasing properties in Italy, including (if required), a comprehensive architectural and refurbishment service.



## VIEWING BY APPOINTMENT WITH AGENTS INTERNATIONAL HORIZONS

29 Southdean Drive, Middleton-On-Sea, Bognor Regis, West Sussex, PO22 7TA, United Kingdom T: +44 (0)845 6522452 E: info@internationalhorizons.co.uk  
W: www.internationalhorizons.co.uk

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

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