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## Asking price of €520,000 Luxury Residence Le Camelie Apartment, Menaggio, Lake Como



- 1+ bed / 1 bath
- 130 sqm apartment
- Lake view
- Communal swimming pool
- + 70 sq m attic floor level which could make 2 extra beds & 1 bath
- Terrace
- Walking distance to amenities
- Walking distance to Lake
- Lake Como

Luxury Residence Le Camelie with shared pool & sun deck. 1 Bedroom / 1 Bathroom 72 sq m Apartment + 70 sq m attic floor level which could make 2 extra beds & 1 bath. Located above Menaggio about 1km from the lake, Lake views, Balcony, Possibility to buy a garage, Shared swimming pool.....



# Luxury Residence Le Camelie Apartment, Menaggio

Luxury Residence "LE CAMELIE" with shared pool and sun deck

Located just above Menaggio, only 1km from the lake, in a dominant position with a stunning view, an exclusive residence of only 10 with panoramic views of the lake to Bellagio and Varenna.

The entire complex sits on the ruins of an ancient villa of the late nineteenth century completely demolished to give life to this wonderful building. The residence retains the character of the ancient Villa in some detail how the columns of the facades, vaulted arches and views of some steps.

Apartment "G" (130 sqm) on the first floor - 72sqm - large living room with kitchen, bedroom, bathroom, laundry and wide balcony - attic level floor - 70sqm - with open beams - space could make 2 extra bedrooms and 1 bathroom. Stunning lake view from the balcony!

The pretty romantic town of Loveno features historical cobbled streets and rose covered townhouses with a very good local pizzeria, a cafe, nursery, childrens' park, a nature reserve popular with walkers and cyclists and an excellent Tennis Club.

From the hillside location residents are within just a short drive from the world famous Menaggio and Cadenabbia Golf Club, the nature reserve at Lago di Piano and Lake Lugano. Local activities include tennis, hiking, cycling, golf, sailing, swimming, horse-riding and kite-surfing.

The lakefront of Menaggio is just a 10 minute's drive away and boasts a wide range of amenities including supermarkets, delicatessens, cafe-lined piazzas, lake view restaurants and boutique shops. A popular Lido is also situated in the towns and a fast and frequent ferry service operates from the resort town to Varenna, Bellagio, Cadenabbia and Como city.

Asking Price € 520,000 + possibility to buy a garage from €21.000,00  
(Asking price plus 3% marketing/agency fee, plus VAT on marketing/agency 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

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