

GLORIOUS CREW

INTERNATIONAL REAL ESTATE

CODE: 3724

€ 520.000,00

Brescia Bornata Avenue
Detached villa with garden and garage for sale

In one of Brescia's most prestigious and sought-after residential areas, we offer for sale a detached villa of approximately 370 sq m. Featuring spacious and versatile spaces, ideal for those seeking an exclusive residence, and a private garden that enhances the property's value.

The villa is spread over two levels, plus a generously sized basement, which includes a large garage directly connected to the house.
The layout of the rooms offers comfortable spaces and numerous customization options, allowing you to create a tailor-made living project and enhance each space according to your needs.

Thanks to its prime location and generous floor space, this property represents a rare opportunity for those seeking a prestigious villa in one of the city's most sought-after areas, convenient for services and access to ring roads and highways, while also being just minutes from the historic center.

Due to its characteristics, the villa is also ideal for professionals who wish to combine home and work, reserving one floor for a professional studio, clinic, or representative offices and the other for a private residence.

The property also lends itself to attractive real estate development opportunities for businesses and investors: the generous surface area and layout of the building allow for the potential for subdivision into multiple residential units, subject to a review of urban planning and construction feasibility.

Reason: sale

Type: Villa

Address: Viale Bornata

Region: Viale Bornata, 13

Province: Brescia

Municipality: Brescia

Total Square Meters: 370

Bedrooms: 0

Bathrooms: 2

Rooms: 10

Age Construction: 1960

Box: Single

SQ.MT. Covered: -

SQ.MT. Not Covered: -

State Of Preservation: Be Restored

Level: Su due livelli

Total Floor: 2

Lift: Heating

Address: No

Current Status: Be Restored

Condominium Cost: -

Exposition:

Balconies: Present

Kitchen: -



*Rappresentazione schematica della distribuzione degli spazi interni

Terrace: Present

Garden: Private

EPI: -

Cellar: Yes