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Villa for Sell in Ghiffa

Via sant?anna, Verbano-Cusio-Ossola, VB

1.550.000€

Contact info

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Description

Panoramic Villa with Lake Maggiore Views, Guest House and Private Garden for Sale in Ghiffa â€“ UNESCO Hills, Italy

In a commanding panoramic position overlooking the waters of **Lake Maggiore**, on the peaceful hills above **Ghiffa**, this elegant detached villa is set within a private and tranquil natural setting.

The property is located just a few minutes from **Verbania** and **Cannero Riviera**, as well as the renowned **Sacro Monte di Ghiffa**, a **UNESCO World Heritage Site, offering an ideal retreat for those who wish to enjoy the authentic charm of Lake Maggiore in an exclusive and panoramic location.

The villa extends over **three levels** and offers approximately **300 sqm of living space**, complemented by an **independent 70 sqm guest house**. The property has been carefully maintained and periodically updated over the years, with the most recent renovation completed in **2018**, including the installation of a modern kitchen and air conditioning in the bedrooms.

The **ground floor** hosts the bright and welcoming living area, featuring a spacious living room, a dining room, a large fully equipped kitchen, and two bathrooms with showers. These living spaces open onto the outdoor areas, where a charming dining terrace with barbecue provides the perfect setting for al fresco entertaining.

The **sleeping quarters**, arranged across the first and second floors, include **four bedrooms** and **two full bathrooms**. One of the bedrooms also features a convenient kitchenette. Most rooms enjoy beautiful open views over Lake Maggiore, while the first floor also offers a **panoramic terrace**, ideal for relaxing while admiring the surrounding landscape.

The property also includes a **separate guest house of approximately 70 sqm**, featuring a living room with open kitchen, a double bedroom, and a bathroom with shower, ensuring privacy and comfort for guests or staff.

The villa is surrounded by a beautifully maintained **1,600 sqm private garden**, designed with several outdoor living areas including a sun terrace, shaded relaxation spaces, and areas for outdoor dining.

Access to the property is through an **electric gate** and a private driveway. Within the grounds there is a covered parking area and ample space for several vehicles.

Additional features include an **external-access laundry room**, **wine cellar**, **technical room**, **automatic irrigation system**, and **wooden double-glazed windows with mosquito screens**.

This property represents a rare opportunity to own a villa with **spectacular lake views, generous living spaces, and exceptional privacy**, ideal both as a primary residence and as a refined lakeside retreat on Lake Maggiore.

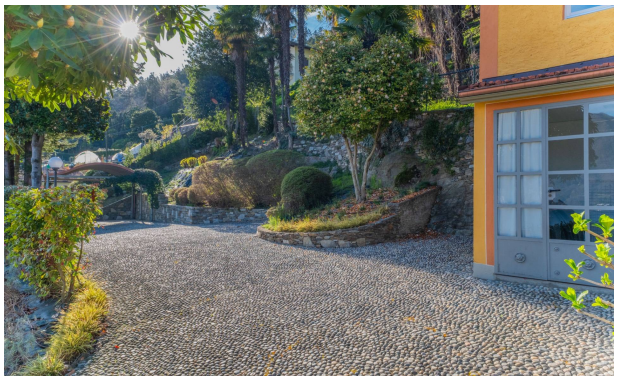
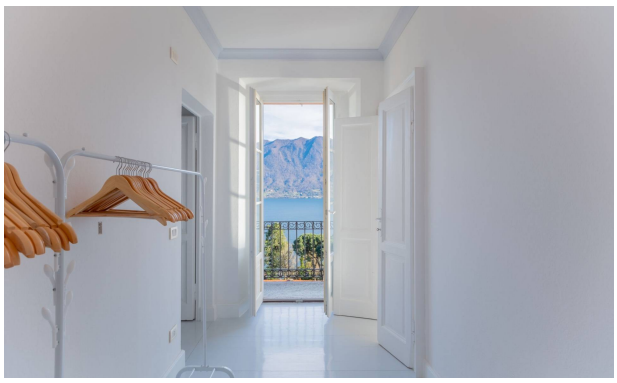
Details

- Property ID: CBI112-2916-301478
- Surface: 370.00 m²
- Rooms: 5
- Garden: Privato, 1.600 sqm
- Bathrooms: 4
- Energy Class: G EP glnr: 347.00 kwh/m²
- Bedrooms: 4

Property Features

- Conservation status: Renovated
- Current condition: Free upon deed
- Surface: 370.00 m²
- Rooms: 5
- Bedrooms: 4
- Bathrooms: 4
- Kitchen: Habitable
- Balconies: Presente
- Shower: Yes
- Parking space: Covered
- Garden: Private, 1.600 sqm
- Fireplace: Yes
- Terrace: Present
- Parquet : Yes

Nearby

- Gyms
- Beauty centres
- Soccer fields
- Sport centres
- Tennis courts
- Cycle paths
- Playgrounds
- Rail station
- Public transports
- Nursery school
- Primary schools
- Secondary schools
- High school
- Bar
- Post offices
- Shopping centres
- Municipal office

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