



**Italien Hauskauf**  
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

# Pianello del Lario ! Renovated stone house just 3 km from the lake | Real estate Lake Como



IT-V001451-KA

Lake view  
22010 Pianello Del Lario  
Italy



## Data overview

<b>Type of property</b>	House
<b>Kind of property</b>	Country-/Farmhouse
<b>Postcode</b>	22010
<b>Country</b>	Italy
<b>City</b>	Pianello Del Lario
<b>Additional geographical information</b>	Lake Como
<b>Living space</b>	approx. 130 m <sup>2</sup>
<b>Number of rooms</b>	4
<b>Plot size</b>	approx. 1.000 m <sup>2</sup>
<b>Number of bedrooms</b>	2
<b>Number of bathrooms</b>	2
<b>Asking price</b>	450.000,00 €
<b>Brokerage</b>	for the buyer 4,88 % incl. VAT
<b>Condition</b>	Well maintained
<b>Contact person</b>	Real Estate Italy A company of RustiCasa Concept Nicole Siedersberger-King Lierstraße 8 80639 München E-Mail: <a href="mailto:info@real-estate-italy.com">info@real-estate-italy.com</a> Homepage: <a href="http://www.real-estate-italy.com">www.real-estate-italy.com</a>



## Description

Renovated Stone Rustic. Just 3 km from the Lake.

Discover a charming renovated stone rustic, located in a sunny and panoramic position, just 3 km from the lake. This extraordinary property, characterized by elegant stone finishes, spans three levels, offering a welcoming atmosphere and a design that enhances the natural beauty of the surroundings.

Set in a tranquil setting, this rustic offers breathtaking views, capturing the essence of outdoor living. The property is equipped with vehicular access and private parking, ensuring convenience and privacy.

On the ground floor, guests are welcomed by an entrance that leads to a covered veranda, framed by large windows that allow natural light to flood the spaces, creating a bright and airy environment. The spacious living area is perfect for moments of conviviality, while the kitchen, equipped with a porch, invites outdoor dining amidst the greenery.

Ascending to the first floor, you can appreciate the charm of exposed beams, which provide a rustic yet elegant touch. Here you will find a double bedroom with a charming view of the lake and a private bathroom, ensuring privacy and comfort.

The basement is equally functional and cozy, with a second bedroom that offers direct access to the garden, ideal for moments of relaxation outdoors. This level also includes an additional bathroom and a convenient storage room, perfect for storing items and equipment. The heating system, powered by a modern heat pump, ensures optimal comfort during the colder months and high energy efficiency.

For more offers please consult our web site [www.real-estate-italy.com](http://www.real-estate-italy.com).

## Location

Pianello del Lario.



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### **Your contact person**

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