

Cannobio, Rustic in Vendita : S.Agata



70 mq | : 1 | : 2 | : 3

SANT'AGATA - CANNOBIO.

SEMI-DETACHED HOUSE WITH BALCONY.

This pretty house is located in Sant'Agata, an interesting and quiet old village just 3.5 km from the centre of Cannobio, a few steps from the church and public car park.

The property, measuring approx. 80 sqm, is free on three sides, is on 3 levels, and is composed as follows:

Basement floor: large cellar with technical room and laundry area;

Mezzanine floor: living area with living room, open kitchen and fireplace, bathroom with shower and window; outside there is a small covered terrace;

First floor: two bedrooms both with access to the typical wooden balcony of about 10 sqm.

The house is habitable, it only needs some cosmetic improvements.

The windows are double glazed, the heating is autonomous with methane gas, and there is a thermo fireplace in the living room.

A public car park is located a few steps away from the house, near the church.

This property is ideal for those who love the tranquillity of a small village, a starting point for numerous mountain walks, and at the same time not far from the lively town of Cannobio, which offers commercial activities and services of all kinds.

Sant'Agata is a hamlet in the municipality of Cannobio. It rises on the eastern side of Monte Giove. It has a wonderful lake view and for this reason it is called "The balcony of Lake Maggiore".

Sant'Agata is an ancient village dating back to the year one thousand characterized by the imposing church and the beautiful square with splendid lake views. It is 4 km from Cannobio and 2 km from Brissago-Switzerland.

It is connected by a rich path both to Cannobio and to Monte Giove and to all the pastures and the surrounding hamlets.





