



## Your retreat with a view - exclusive living in Salò on Lake Garda



### Information de l'agent

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Nom de compagnie:	
Pays:	Royaume-Uni
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Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 3,063,481.12

### Location

Pays:	Italie
État/Région/Province:	Lombardie
Ville:	Salò
Indicatif régional:	25087
Soumis:	09/08/2025

### Description:

Your retreat with a view - exclusive living in Salò on Lake Garda

Welcome to a new dimension of vacation living: an innovative real estate concept awaits you that goes far beyond the classic second home. In the middle of the magnificent bay of Salò, one of the most beautiful places on south-western Lake Garda, a unique retreat is being created that combines modern living, the highest quality of life and tailor-made comfort.

Sophisticated architecture, Mediterranean-inspired design and exclusive hotel services come together here - for a stay that offers relaxation, enjoyment and freedom in equal measure. Your apartment is more than just a vacation home: it is your private place of well-being, which can be combined with the amenities of a 5-star resort on request. Whether it's housekeeping, culinary experiences or spa highlights - you can enjoy them when and how you like.

The architectural concept was penned by renowned designers and is inspired by the natural elegance of the Riviera dei Limoni. Airy room concepts, light-flooded living areas and seamless transitions to spacious outdoor areas create an open, harmonious feeling of living. High-quality, natural materials underline the sustainable orientation and the demand for first-class quality.

### Your benefits at a glance:

- + Reside in your own apartment within a 5-star resort - with direct access to all exclusive facilities.
- + From housekeeping and concierge services to individual furnishings - you decide how much comfort



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you want to enjoy.

- + SPA and wellness areas, restaurants, boutiques, childcare and sports and leisure facilities are available to you at any time on request.
- + Individual lifestyle living: Apartments with 1 to 3 bedrooms, optionally with terrace, garden, roof terrace, private pool or whirlpool - perfectly tailored to your needs.
- + As a member of the Loyalty Club, you benefit from attractive discounts, events and special services.
- + Take advantage of attractive yield opportunities thanks to a tailor-made rental model - with no effort at all.

#### Project information:

In the first phase of construction, 96 apartments with high-quality furnishings will be built, spread across various sizes and floor plans. All units are characterized by well thought-out room concepts, high-quality materials and generous open spaces.

Example: Apartment B2 - TOSCOLANO - 12.301 3rd floor

Net living area: approx. 114.51m<sup>2</sup>

Terrace area: approx. 62.67 m<sup>2</sup>

Garden/roof/terrace area: approx. 97.70 m<sup>2</sup>

Usable area: approx. 228.56 m<sup>2</sup>

Purchase price (excl. VAT): € 2.353.800.-

Equipment price (excl. VAT): € 266.700.-

Plus garage price (excl. VAT): € 55.000.-

Purchase prices plus VAT (10% for second home and 4% for first home; purchase price for furnishings plus 22% VAT)

Start of construction: September 2024

Planned completion: end of 2025

Let us advise you personally - we look forward to presenting this extraordinary project to you in more detail.

- + Nestled in a dreamlike park landscape on the south-western shore of Lake Garda, just a few steps from the historic center of Salò
- + Thanks to its proximity to international airports and excellent car connections, your residence is easily accessible at all times
- + The signature of renowned architect Matteo Thun meets the landscape architectural vision of João Nunes
- + Choose from fully equipped apartments with 1 to 4 bedrooms, designed in two exclusive design lines
- + Each apartment offers private open spaces: with balcony, garden or as a penthouse with roof terrace, private pool or whirlpool
- + Each unit has its own lockable garage box
- + The rare dedication allows you maximum freedom
- + Benefit from the exclusive facilities of the adjacent 5-star resort



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- + A dedicated team is always at your disposal
    - for reservations, recommendations or individual requests relating to your residence.
  - + From maintenance and cleaning to letting on request
    - an all-round service that guarantees you maximum peace of mind and value retention for your property.
  - + A varied culinary world awaits you in the resort's stylish restaurants and bars
    - from Italian cuisine and international specialties to sophisticated gourmet experiences. The offer is rounded off by charming evening entertainment
      - for enjoyable hours in a relaxed atmosphere.
  - + Immerse yourself in the spacious wellness areas of the surrounding hotel. High-quality treatments with regional essences, soothing saunas, indoor and outdoor pools and modern quiet zones create a place of retreat and relaxation
  - + Whether gym, tennis, cycling or water sports
    - the wide range of sports on offer at the Falkensteiner Resort leaves nothing to be desired. Exercise and comfort are combined here so that you can stay active and healthy even on vacation.
  - + For children, the neighboring Falkensteiner Hotel offers loving care and a varied program in age-appropriate play and adventure worlds. While your little ones are well looked after, you can enjoy carefree time for yourself
    - or family moments together.
  - + Our comprehensive service ensures that your stay gets off to a relaxed start at all times:
  - + Our comprehensive service ensures that your stay gets off to a relaxed start at all times: whether it's regular cleaning, linen changes, clothes cleaning or garden maintenance
    - we take care of every detail.
  - + On request, we can take care of minor repairs, technical maintenance and the safekeeping of personal belongings during the rental period.
  - + Before you arrive, we will make sure your home is comfortably prepared
    - aired, heated and ready for you to arrive.

## Salò - elegance & joie de vivre on Lake Garda

Located on the sunny south-west coast of Lake Garda, Salò is a place full of character, charm and history. The small town is one of the most exclusive destinations in the region and combines a Mediterranean lifestyle with an aristocratic past - nestled in a sheltered bay, surrounded by the gentle hills of the Riviera dei Limoni.

The historic old town of Salò invites you to stroll through its well-kept alleyways, magnificent villas and elegant palazzi. On the longest lakeside promenade on Lake Garda, visitors can enjoy the impressive panorama of the lake - ideal for an aperitif at sunset, a relaxing stroll or a visit to one of the many boutiques, cafés and restaurants.

Salò has a rich cultural offering: the imposing domicile of Santa Maria Annunziata, elegant galleries, museums and open-air concerts are evidence of the lively cultural scene. At the same time, the town is deeply rooted in its history - Salò was once the seat of the government of the Italian Social Republic under Mussolini, today the town stands for peacefulness, enjoyment and the highest quality of life.

Thanks to its central location on the western shore, Salò is also an ideal starting point for excursions into nature, hikes in the nearby mountains, bike tours through olive groves or boat trips to other lake towns. The surrounding area attracts visitors with its wineries, lemon orchards and excellent regional cuisine, which delights with high-quality products and tradition.



Salò combines stylish living with authentic flair - a place where you can lose track of time and find yourself at the same time. Salò is the ideal place to live or retreat to for anyone looking for something special but who still wants to be close to urban life.

We generally recommend having the building law situation checked by a specialist lawyer. All details are based exclusively on information provided to us by clients. Our company accepts no liability for the completeness, accuracy and currency of this information. Subject to errors and prior sale. Delivery by arrangement. Taxes, notary and land registry costs incurred on purchase are to be borne by the buyer. The estate agent's commission is payable by the vendor in accordance with the sales contract.

## Commun

Pied carré fini: 114.51 m<sup>2</sup>

## Lease terms

Date Available:

## Information additionnelle

Lien URL du site web: [http://www.arkadia.com/HOHM-T79/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/HOHM-T79/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

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