



## Trasimeno View Residence 1



### Ügynök információ

Név:	ArKadia
Cégnév:	
Ország:	United Kingdom
Telefon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 228,207.4

### Elhelyezkedés

Ország:	Italy
Állam/Régió/Tartomány:	Umbria
Város:	Castiglione del Lago
Feladta:	2026. 03. 17.

### Leírás:

Trasimeno View Residence - 1 enjoys a particularly privileged position: one side of the home overlooks the lake, while the other faces the charming historic center of the village, offering authentic views and pleasant natural light throughout the day. The apartment is laid out on a single level and features a well-organized distribution of spaces comprising a living room, dining room, kitchen, two double bedrooms, bathroom, storage room, and a central hallway with a skylight, an element that enhances the flow of natural light into the heart of the home. Of particular value are the two double bedrooms overlooking Lake Trasimeno, which offer an open and enchanting panorama, making these spaces especially captivating. The property requires renovation: a feature that represents an excellent opportunity to fully customize the interiors according to personal taste and needs, maximizing the property's full potential. Thanks to its central location, the presence of an elevator, and the stunning lake view, the apartment is perfectly suited both as a primary residence and as a second home or investment in one of the most charming locations in the Trasimeno area.

The apartment requires renovation works. However, this feature represents an interesting opportunity to completely redesign and customize the interiors according to one's living needs and aesthetic taste, enhancing to the fullest the property's potential and its panoramic position.

The property is located within a building served by an elevator. The main utilities are available in the building, and the apartment will require updating and upgrading of the systems during the renovation phase. Thanks to its central location, all the town's main amenities (shops, restaurants, cafes, and public services) are conveniently within walking distance.



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The property, thanks to its location in the historic center and its lake views, is perfectly suited both as a primary residence and as a refined holiday home. At the same time, it represents an attractive real estate investment opportunity, with the potential to be dedicated to tourist rentals, which are in high demand in the Lake Trasimeno area.

The property is located in the heart of the historic center of Castiglione del Lago, one of the most charming villages overlooking Lake Trasimeno. The town features a captivating medieval center, with ancient walls, characteristic alleyways, and stunning lake views. The location is also strategic for easily reaching important destinations in central Italy such as Perugia, Cortona, Montepulciano, and Siena.

For each property it acquires, the Great Estate group conducts, through the seller's appointed technician, a comprehensive technical due diligence, enabling us to gain an in-depth understanding of the urban planning and cadastral status of every asset. This due diligence report may be requested by the client upon demonstrating genuine interest in the property.

The property is registered to a legal entity.

Built: 1800

## **Lease terms**

Date Available:

## **További információ**

Weboldal URL:

[http://www.arkadia.com/KPMQ-T2492/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/KPMQ-T2492/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

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