

House For Sale in Lugano



726 mq | Bathrooms: 10 | Bedrooms: 14 | Rooms: 21

Interesting and comfortable **HOUSE of 5 Apartments and a Restaurant**, close to the Lake, the City Centre, the Ciani Park, as well as the Lido of Lugano.

This fascinating building of the 1900's, has been completely renovated in the 70's and refurbished again in 2011.

The structure is composed by:

GROUND FLOOR: Restaurant of about 207 sqm (approx. 160 sqm net).

1° FLOOR: 4.5 rooms Apartment of 103 sqm (approx. 97 sqm net) + 2,5 rooms Apartment of ca. 49 sqm (43 sqm net).

2° FLOOR: 4.5 rooms Apartment of 103 sqm (approx. 97 sqm net) + 2,5 rooms Apartment of ca. 49 sqm (43 sqm net).

3rd FLOOR: Penthouse of 4.5 rooms with internal stair to the habitable garret at the

4th FLOOR, for a total of ca. 213 sqm (approx. 191 sqm net).

1 garage + 2 parking spaces in front and multiple possibilities of public parking in the immediate proximities.



Monthly expenses approx. Chf 1'200.-.
Tax multiplier of Lugano: 77%!

Property detail

Code: D1863 **Contratto:** FOR SALE

Type: House, Multifamily House-Villa, Villa **Region:** Ticino

Province: Distretto di Lugano **Municipality:** Lugano

ZIP: 6900 **Price:** 7,480,000 CHF

Total Sqm: 726 sq.m **Bedrooms:** 14

Bathrooms: 10 **Rooms:** 21

Features

Optical Fiber	Cable line	Guest Bathroom
Bathroom with Bathtub	Sun Awnings	Porch / Lounge
Habitable Mansard	Courtyard / Patio	HOLIDAY RESIDENCE
Bidet	Bathroom with Shower	MAIN RESIDENCE
Laundry		

Nearby

Banks	Football Fields	Sport Centers
Tennis Courts	Bike Lanes	Childrens playgrounds
Railway Station	Public Transport	Kindergarten
Elementary Schools	Middle Schools	High Schools
Bar / Restaurants		



