

Apartment With Garden For Sale in Ponte Tresa



116 mq | Bathrooms: 1 | Bedrooms: 3 | Rooms: 4

We sell in Ponte Tresa (Switzerland) **4.5-room APARTMENT with garden**, located in a quiet and sunny residential area, low traffic street, with beautiful open views, a few minutes from the Lugano-Ponte Tresa train station and the border with Italy, at approx. 20 min. drive from Lugano.

The apartment is on the raised ground floor, has a net area of approx. 95 sqm + 22 sqm covered terraces and 50 sqm of garden.

The building of modern and pleasant architecture is composed of 6 apartments.

At street level we find garage, cellars, technical rooms and common laundry, lift, while the other 3 floors consist of 2 apartments each.

The apartment is directly accessible by lift from the garage or via an external staircase to the building and is divided as follows:

Direct lift with armored door and entrance hall with wardrobes, spacious living-dining room with open kitchen and large terrace and garden with open view, corridor, 2 children's bedrooms, bathroom with tub-shower-toilet-bidet, double bedroom with exit on the covered veranda.



2 Parking spaces (nr. 3 and 10) at Chf 35'000.-/each in the garage and a cellar (nr. 6) of 8 sqm directly behind the parking lots, public parking spaces with a blue zone in front of the building.
Possible purchase with Rent to Buy formula through specialized company with down payment of approx. 5 %.

Property detail

Code: D2133-1

Contratto: FOR SALE

Type: Apartment, Apartment with Garden

Region: Ticino

Province: Distretto di Lugano

Municipality: Ponte Tresa

ZIP: 6988

Price: 630,000 CHF

Total Sqm: 116 sq.m

Bedrooms: 3

Bathrooms: 1

Rooms: 4

Features

Shutters

Tiles

Porch / Lounge

Wardrobe

Bidet

Heat pomp

MAIN RESIDENCE

Bathroom with Bath and Shower

Nearby

Banks

Football Fields

Tennis Courts

Childrens playgrounds

Railway Station

Elementary Schools

Bar / Restaurants

Post Offices



