

# House For Sale in Alto Malcantone



**150 mq | Bathrooms: 3 | Bedrooms: 3 | Rooms: 6**

In the heart of **Arosio**, a charming village in Alto Malcantone, about 20-25 minutes from Lugano, we sell a charming **6.5-room Ticino HOUSE free on three sides**. The house dates back to 1900, it has been renovated several times over the years. The last time completely in 1988-89 still maintaining several original elements such as the terracotta and granite floors, the ancient restored wooden doors etc. With a total surface area of about **150 m<sup>2</sup>**, this house is spread over 3 floors and is in good condition and is divided as follows: **Entrance hall** (square level) with stairs to the raised ground floor and the basement. **Ground Floor:** Hallway, lounge with fireplace, large eat-in kitchen with fireplace, large living room with dining area, bathroom with shower. **1st Floor:** Hallway with small balcony, 2 bedrooms, bathroom with shower, double bedroom, bathroom with tub-wc-bidet-double sink and window. Spacious **Attic**. **Basement Floor:** Hallway, laundry room, study and storage room, heating room (naphta), tank room (3 x 1000 liters), large vaulted wine cellar. Possibility of **parking 2 cars** to the side of the entrance, while in the immediate vicinity there are many public parking spaces and the postal bus stop. A few steps from the house you can also purchase a separate **garden of 258 m<sup>2</sup>**



**with storage room. The location of the house, in a quiet area but served by public transport, makes it ideal for those who want to live in a nice and relaxing environment but not far from the main services of the city. Call for more information and to book a visit!**

### Property detail

<b>Code:</b> D2452	<b>Contratto:</b> FOR SALE
<b>Type:</b> House	<b>Region:</b> Ticino
<b>Province:</b> Distretto di Lugano	<b>Municipality:</b> Alto Malcantone
<b>ZIP:</b> 6939	<b>Price:</b> 690,000 CHF
<b>Total Sqm:</b> 150 sq.m	<b>Bedrooms:</b> 3
<b>Bathrooms:</b> 3	<b>Rooms:</b> 6

### Features

Fireplace	Window shutters	Tiles
Bathroom with Bathtub	Wardrobe	Bidet
Bathroom with Shower	MAIN RESIDENCE	Laundry
Storage-Utility room		

### Nearby

Childrens playgrounds	Kindergarten	Bar / Restaurants



