

House For Sale in Morbio Inferiore



200 mq | Bathrooms: 2 | Bedrooms: 4 | Rooms: 5

In **Morbio Inferiore**, we sell a **charming 5.5-room corner house**, an ideal refuge for those seeking space, privacy and quality of life, located in a quiet and well-served residential area. Built in 1990 and carefully renovated over the years, it offers welcoming and functional spaces, perfect for a family or for those who want to live surrounded by greenery without sacrificing the convenience of services. A layout designed for your daily life with a net surface area of approx. 125 m². **Ground floor:** Entrance with security door with fingerprint, entrance hall, practical equipped laundry-technical room, single garage with cellar with window, bedroom/study with exit to the garden. A green corner of 250 sqm, well-kept, with a tiled porch and barbecue area, where you can spend moments of relaxation and conviviality. **1st floor:** The living area is characterized by a warm and welcoming atmosphere, thanks to the living room with fireplace, perfect for winter evenings, and the fine teak wood parquet. The bright and well-organized dining room opens onto a covered terrace with awning. The eat-in kitchen, renovated in 2012 with Miele appliances, combines functionality and design. The floor is completed by a bathroom with shower-toilet and window. **2nd floor:** The sleeping area, with exposed beams and parquet, offers an intimate and relaxing atmosphere. Here we find a spacious double bedroom, 2



large single bedrooms and a bathroom with toilet, bidet, bathtub and window. Triple-glazed PVC window frames, for perfect thermal and acoustic insulation, gas heating with underfloor coils, for uniform comfort, solar panels and water softener, air conditioning in the living room and in the double bedroom, for maximum well-being in every season, video intercom on all floors. Two outdoor parking spaces and a single garage complete the property. A location that makes your life easier: schools, kindergarten, banks and shops can be reached in a few minutes; bus stop and train station nearby, with direct connections to Lugano and Mendrisio; easy access to the motorway to Lugano and Italy. Possibility of mortgage takeover at a favorable mortgage rate of 0.95%. **This is not just a house, it is the place to build your future. Contact us now to book a visit.**

Property detail

Code: G2513 (P)

Contratto: FOR SALE

Type: House

Region: Ticino

Province: Distretto di Mendrisio

Municipality: Morbio Inferiore

ZIP: 6834

Price: 795,000 CHF

Total Sqm: 200 sq.m

Bedrooms: 4

Bathrooms: 2

Rooms: 5

Features

Fireplace

Air-Conditioned

Parquet

Shutters

Tiles

Solar panels (warm water)

Bathroom with Bathtub

Sun Awnings

Grill / Barbecue

Bidet

Bathroom with Shower

MAIN RESIDENCE

Laundry

Nearby

Banks

Football Fields

Sport Centers

Tennis Courts

Public Transport

Kindergarten

Elementary Schools

Middle Schools

Bar / Restaurants

Post Offices

Shopping Centers

Municipal Offices



