

# Income Building For Sale in Vacallo



**400 mq | Bathrooms: 4 | Bedrooms: 8 | Rooms: 12**

In Vacallo, in a residential area, sunny and convenient for reaching all the main services, we offer for sale a **MULTI-FAMILY HOUSE** of 400 gross sqm in total, consisting of **3 apartments 2 x 4.5 rooms and 1 x 3.5 rooms of approx. 106 m2 each**, completely renovated recently (2018 and 2022) and in perfect condition, each located on one floor of the property. Each apartment has a living room - kitchen, two bedrooms, study room or second bathroom, bathroom with window and provision for a private laundry corner. Excellent and elegant interior finishes. The house also has a large attic of approx. 60 m2, a basement where the technical room and cellars are located and an independent room useful as a common laundry. The offer is completed by a **large garage with storage room, 1 parking space in front of the garage**, a paved external area with porch and an area for storing bicycles. Public parking in the blue zone in front. Interesting property both for income investment with yield of approx. 4%, which is for residential or commercial use. Total management costs: approx. 7'000.-/year, gas heating with radiators.

## Property detail



**Code:** S2403-P

**Contratto:** FOR SALE

**Type:** Income Building

**Region:** Ticino

**Province:** Distretto di Mendrisio

**Municipality:** Vacallo

**ZIP:** 6833

**Price:** 1,220,000 CHF

**Total Sqm:** 400 sq.m

**Bedrooms:** 8

**Bathrooms:** 4

**Rooms:** 12

### Features

Parquet

Window shutters

Tiles

Bathroom with Bathtub

Porch / Lounge

Bathroom with Shower

MAIN RESIDENCE

Laundry

### Nearby

Banks

Football Fields

Sport Centers

Tennis Courts

Childrens playgrounds

Kindergarten

Elementary Schools

Bar / Restaurants





