



# REF. 45Q - EXCLUSIVE AND NEW PENTHOUSE

RIVA DEL GARDA - RIVA (TN) - TRENTO ALTO ADIGE

 Confidential negotiation



In the renowned and highly sought-after hamlet of St. Alexander, we propose a spacious and sunny new penthouse, generously sized and set in a very elegant and rare context. Located on the first and top floor of a semi-detached house, the penthouse consists of an entrance hall leading to the modern living area, fully glazed and overlooking a south-facing terrace. There is also a convenient alcove terrace, also communicating with the living area. The apartment has three bedrooms, one of which has a windowed en suite bathroom, all communicating with a convenient balcony facing the opposite side from the living area. A second bathroom with velux serves the other bedrooms and the living area. In the hallway we find a practical storage area. The property is served by an elevator that leads to the floor of the dwelling and to the basement, where there are two garages, a multipurpose space (gym, tavern, etc.) and a large cellar, all owned. Some condominium parking spaces are available near the complex. On the ground floor, a small garden allows a direct connection with the bike/pedestrian path that leads directly to the lake. Exclusive and unobtainable property, thanks also to the location that offers an unprecedented and totally open view of the green.

YEAR	SQUARE METERS	ROOMS	ROOMS
2024	120	4	3
BATHROOM	GARAGE	ANNUAL CONDOMINIUM FEES	ELEVATOR
2	2	800.00	YES