TEAM POLINI
Via Pietro Mascagni, 2/A - 24044 Lallio
Phone number +393890425787

Detached House in sale
€ 290.000
Ref. 34001038-1075



350 sq.m. | Bathrooms: 3 | Rooms: 4 | Locals: 8

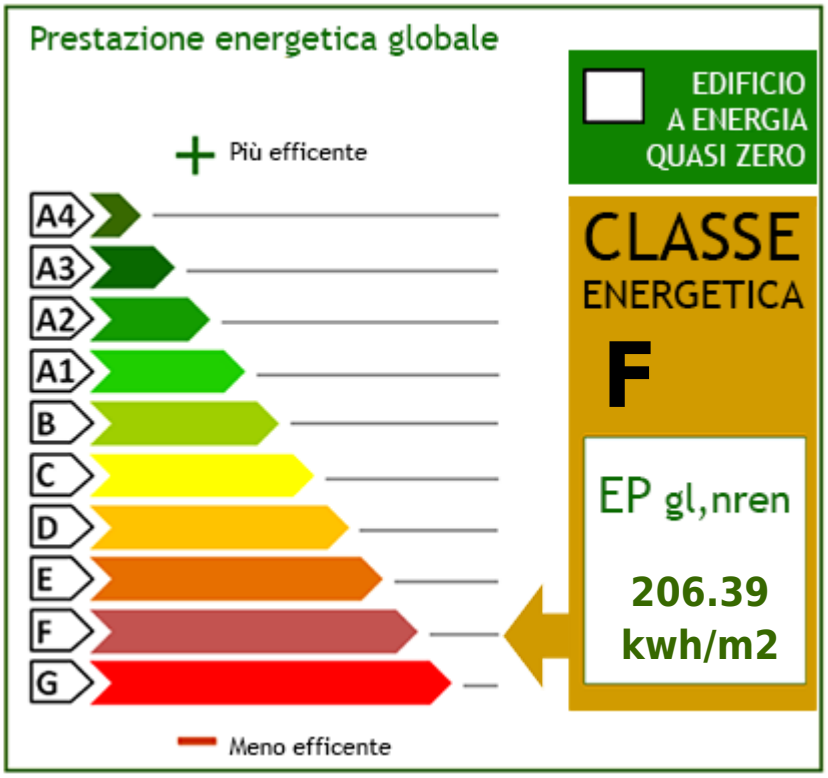
Detached house for sale in Sovere, a hamlet of Sellere on Lake Iseo, near Lovere, Costa Volpino, and Clusone, just a 40-minute drive from Orio al Serio Airport and Bergamo city center. We offer for sale a detached house with two apartments in Sellere, a small village in the Cavallina Valley that everyone proudly calls "little Sanremo." The reason? The sun reigns supreme here ☀ The exposure is excellent, and the light accompanies the day from dawn to dusk, creating a warm and pleasant atmosphere in every season. The town's location is strategic: just a few minutes away are the picturesque Lake Iseo, perfect for lakeside strolls, water sports, boat trips, and romantic dinners in the quaint lakeside villages. It's also just a short drive from the splendid Monte Isola, Europe's largest lake island, a unique place where nature, silence, and breathtaking views blend together for a truly special experience. DESCRIPTION AND COMPOSITION OF THE PROPERTY Detached house built in the 1970s, comprising two independent apartments plus ancillary rooms on the ground floor, with an internal staircase connecting the various levels. The property is surrounded by approximately 3,000 square meters of private land and enjoys splendid open views of the mountains and surrounding greenery. Ground Floor – approximately 100 sq m On the ground floor are the ancillary rooms, including a tavern, laundry room, and cellar—ideal spaces to customize as a hobby room or social space—as well as a convenient garage of approximately 30 square meters. Main apartment – approximately 130 sq m The first apartment is located on the first floor and comprises an entrance hall leading to a large, bright living area, where the kitchen is spacious and truly eat-in, perfect for a family's daily life. The living room, filled with natural light, opens onto a splendid covered terrace of approximately 35 square meters: a precious space bathed in sunshine, ideal for al fresco lunches, summer dinners, and moments of total relaxation. The sleeping area comprises three spacious bedrooms and a bathroom. Second apartment – approximately 85 m2

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The second apartment is located on the second floor and comprises an entrance hall, separate kitchen with access to the balcony, welcoming living room, hallway, two bedrooms and a bathroom. This home is ideal for those seeking spacious living, independence, year-round sunshine, and the beauty of the lake and mountains just minutes from home. ⚠ ATTENTION: In addition to the 3,000 m2 of lawn, there is the possibility of purchasing: - approximately 2,450 m2 of building land adjacent to the house; - Approximately 1,500 m2 of lawn with attached barn/storage room of approximately 50 m2

Property details

Zip Code: 24060	**Rooms**: 4
Bathrooms: 3	**Locals**: 8
Conservation status: Good	**Floor**: On two Level
Total Floor: 20	**Construction age**: 1970
Current state: Free to deed	**Balconies**: Present
Garden: Private	**Sea Distance**: 3.500 meter
Kitchen: Habitable	: Single
Allowed Pets: Yes	



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