Villa for Sale in Varese
Velate
€ 3.990.000 negotiable
Ref. CBI135-2837-1542

1.400 sq.m | Bathrooms: 8 | Bedrooms: 10 | Rooms: 15

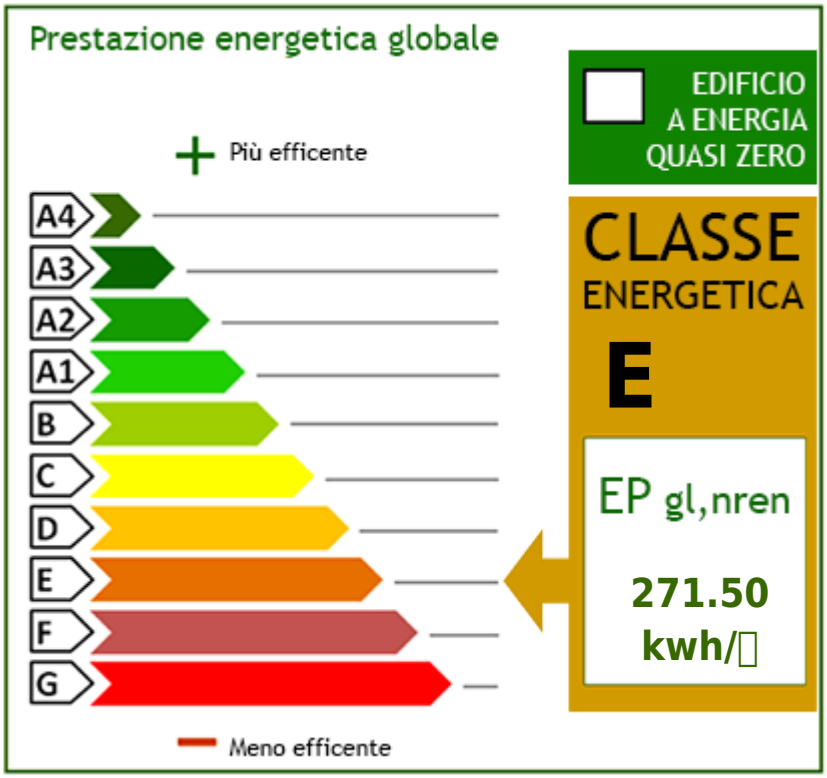
Historic villa for sale in Velate (VA)
Located in the hamlet of Velate, on the slopes of Monte San Francesco and Campo dei Fiori, this historic residence embodies the charm of Lombard nobility and tradition.
Built at the beginning of the twentieth century by the Colonna family, an ancient Roman lineage of great importance, the villa reflects the elegance and prestige typical of the aristocratic residences of the time.
The Colonna family, already influential since the Middle Ages, left an architectural imprint of inestimable value on this property, combining elements of Art Nouveau style with the grace of the Italian "belle époque".
Velate also offers an ideal environment for those who want tranquility without giving up proximity to the services of Varese and Milan.
Surrounded by a unique natural setting, this village is ideal for those who love organizing excursions and panoramic walks.
The proximity to the Sacro Monte, a UNESCO heritage site, and the view of the surrounding lakes add further value to this area.

Interior spaces● Ground floor: welcoming entrance hall leading to a series of large reception rooms, characterised by period details, decorated ceilings and large windows. The living area also includes a dining room, a kitchen, a bathroom and a terrace on the floor, all of which enjoy splendid views of the surrounding park.
● First floor: here you will find the large master bedroom with dressing room and en suite bathroom, a further bedroom used as a walk-in closet and a terrace offering a magnificent view of the park. This floor also houses two other bedrooms.

● Second floor: four bedrooms, each with en suite bathroom, and a dedicated room which houses a Jacuzzi for moments of exclusive relaxation.
● Third floor: a charming room in the villa's turret, with terrace, perfect for enjoying the panoramic view and absolute privacy.
● Lower level: wellness area with indoor swimming pool, Turkish bath and gym, connected to the outdoor garden.
Outdoor spaces and servicesThe villa is immersed in a private park of 8,000 square meters, a green oasis characterized by tree-lined paths, ornamental plants and centuries-old trees.
The park, enriched by panoramic terraces and large flat areas, offers ideal spaces to host events or enjoy moments of relaxation.
A charming indoor swimming pool, flanked by a wellness area with Turkish bath and gym, contributes to providing an exclusive wellness experience.
The property, completely renovated in 2004 to preserve the authentic style, is served by a modern lift and has advanced volumetric and peripheral alarm systems to ensure maximum security.
At the disposal of the owners, a garage for six cars and an old icehouse converted into a hobby room.
To make this home even more functional, we find a large garage and a characteristic annexed village, composed of three independent units, perfect for guests or service personnel.
Location and connectionsThis prestigious villa is located a short distance from the centre of Varese, reachable in approximately 10-15 minutes by car.
Lake Varese, a perfect destination for water sports and outdoor activities, is about 15-20 minutes away.
Access to the A8 motorway (Milan-Varese), located approximately 20-25 minutes away, allows for rapid connections to Milan and other locations in Lombardy.
Milan Malpensa Airport, just 35-40 minutes away, offers an additional advantage for those who need to travel long distances.

Property Informations

Address: via Adda, 6	**Zip Code**: 21100
Bedrooms: 10	**Bathrooms**: 8
Rooms: 15	**Internal condition**: Excellent
---> data_operazione <---: 0000-00-00	**---> esclusiva <---**: 1
: 0000-00-00	**Floor**: Ground Floor
Total floors: 3	**Parking space**: Covered
Lift: Yes	**Date of construction**: 1900
Current Status: Available after the deed of sale	**Balconies**: Present
Terrace: Present, 200 sq.m	**Garden**: Private
Kitchen: Eat-in kitchen	**Garage**: Shed


Prestazione energetica globale
EDIFICIO A ENERGIA QUASI ZERO
Più efficente
A4
A3
A2
A1
B
C
D
E
F
G
CLASSE ENERGETICA
E
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271.50 kwh/
Meno efficente

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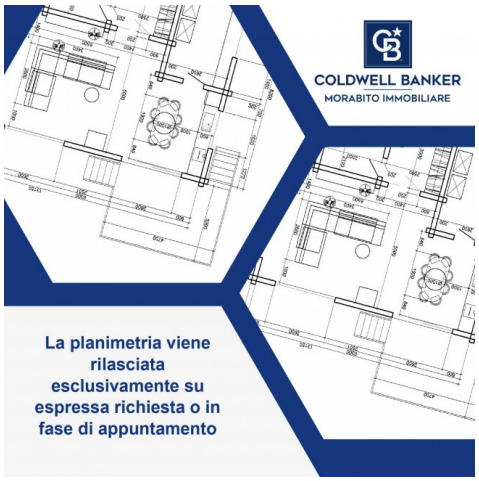

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