Gruppo Bodini
Via Passione, 7 - 20122 Milano
Phone number +39 0289776541

Historical villa: for Sale in Cassolnovo

€ 650.000

Ref. CBI112-2064-301493



850 sq.m | Bathrooms: 5 | Bedrooms: 6 | Rooms: 10

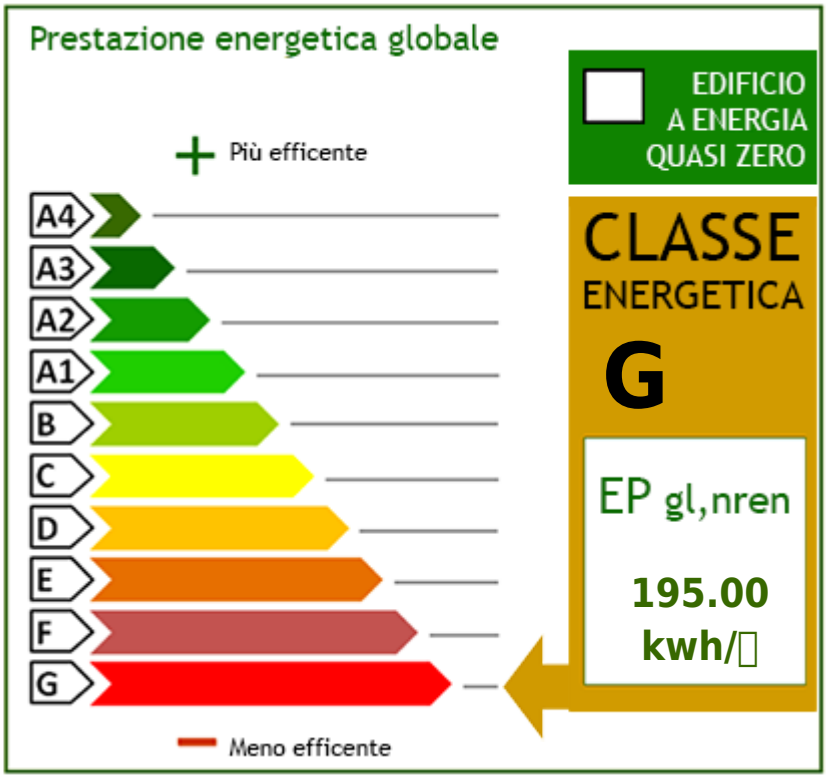
Art Nouveau Magnificence in Cassolnovo: An Ancient Residence Surrounded by History, Marble, and a Centuries-Old Park
In the heart of Lomellina, a short distance from Milan and Vigevano, stands this imposing property: an icon of Italian Art Nouveau style, dominating an utterly private setting. With an interior surface area of 850 square meters and a private park spanning over half a hectare, this villa represents the pinnacle of elegant living, where early twentieth-century architectural rigor meets contemporary comfort.
The Living Experience: Ground Floor and Reception
The main entrance is a tribute to classical aesthetics: a majestic atrium featuring a diamond-patterned floor in polished two-tone marble and walls finished in fine Venetian stucco.
• The Hall: A space flooded with natural light, where the ceilings are embellished with floral friezes and perfectly preserved original frescoed frames. The herringbone parquet floor interacts with a dramatic glass veranda, a true winter garden ideal for exclusive receptions.
• Conviviality: A 30m2 eat-in kitchen, designed for those who love the culinary arts and entertaining, completes the floor together with a guest room and a courtesy service.
The Master Area: The Night Plane
Going up the monumental staircase you reach the first floor, dedicated to rest and well-being:
• The Master Suite: A master bedroom of regal proportions, with a terrace overlooking the greenery and served by an en-suite bathroom entirely clad in fine marble, equipped with a whirlpool tub and XL shower. A private refuge of pure relaxation.
• The Bedrooms: Two further large bedrooms (one twin and one double) and a third bathroom complete the level, offering generous

spaces and top-quality finishes.
Independence and Versatility: The Attic and the Hobby Level
The villa was designed to accommodate large families or distinguished guests in complete autonomy:
• The Upper Apartment: The attic floor hosts an independent 3-room apartment, with an intimate atmosphere, perfect for ensuring maximum privacy for family members.
• Wellness & Hobby: The basement is the realm of leisure. A generously sized basement lends itself to becoming a cinema or fitness area, flanked by a naturally-cooled wine cellar for storing fine wines, a laundry room, and utility rooms.
The Park and its Appurtenances
The exterior is an extension of the prestigious interior: 5,500 square meters of finely landscaped, centuries-old park surrounds the home, offering complete visual and acoustic protection. The cobbled driveway leads to the large garage and several guest parking areas.
Technical Data of Relevance:
• Internal surface area: 850 m2
• Levels: 4 (connected by an imposing internal staircase)
• Private Park: 5,500 m2
• Finishes: Fine marble, period parquet, Liberty frescoes, wooden window frames.
• Plus: Historic veranda, terrace, independent apartment, wine cellar, double garage.
This property is not simply a building, but a rare opportunity to own a fragment of Italian architectural history, ideal for those seeking a prestigious residence or a permanent family home.

Property Informations

Address: Via roma, 16	**Zip Code**: 27023
Livable surface: 600.00	**Bedrooms**: 6
Bathrooms: 5	**Rooms**: 10
Internal condition: Good	**---> data_operazione <---**: 0000-00-00
: 1239.50	: 0000-00-00
Floor: Building	**Total floors**: 3
Date of construction: 1900	**Balconies**: Present
Terrace: Present, 30 sq.m	**Garden**: Private, 5.500 sq.m
Kitchen: Eat-in kitchen	**Garage**: for two cars, 22 sq.m

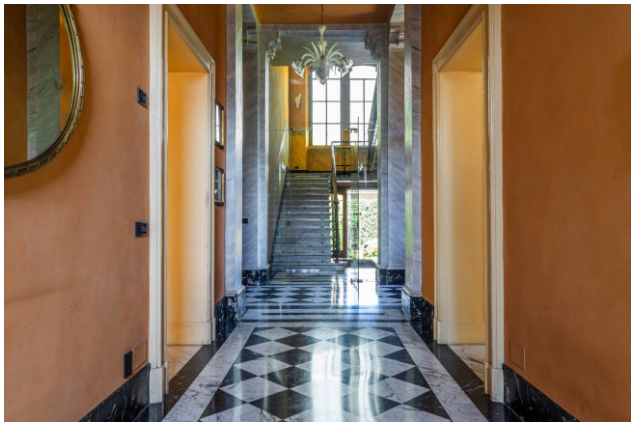
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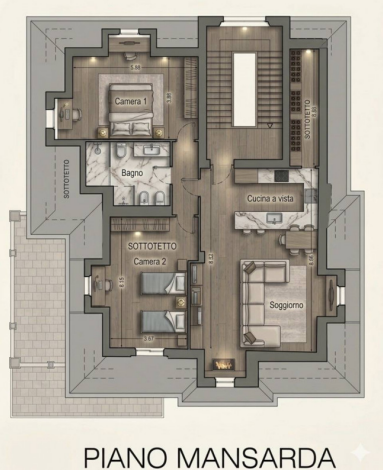


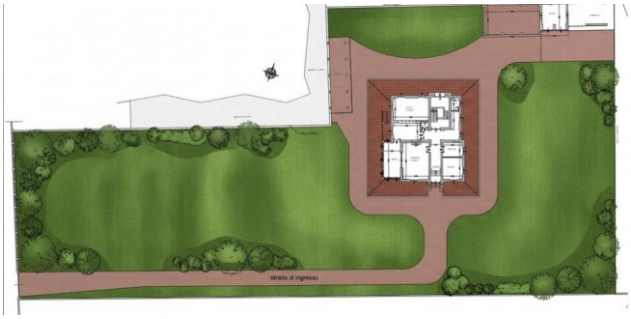


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