24RE
Via Giuseppe Sacchi, 3 - 20121 Milano
Phone number 3496007599

Villa for Sale in San Siro
€ 1.400.000
Ref. CBI170-3110-371



520 sq.m | Bathrooms: 3 | Bedrooms: 2 | Rooms: 10

Prestigious Lake View Villa in San Siro, Just Minutes from Menaggio
In a dominant and private position within the charming village of San Siro, just a short distance from Menaggio, we offer for sale an elegant detached villa built in 2006, featuring one of the most captivating lake views on Lake Como.
San Siro is one of the most authentic and sought-after villages on the western shore of Lake Como, appreciated for its tranquility, excellent sun exposure, and open views over the central lake. Its proximity to Menaggio — reachable in just a few minutes — allows convenient access to all main amenities, including restaurants, boutiques, beach clubs, the marina, and ferry connections to Bellagio and Varenna.
The area is highly favored by international clientele thanks to its historic villas, panoramic hiking trails, water sports, and the renowned Menaggio & Cadenabbia Golf Club. Furthermore, its strategic location allows easy access to Lugano and the Swiss border, making the property ideal both as an exclusive private residence and as a high-end rental investment.
Set in a context of absolute peace and privacy, the property extends over four levels with a total commercial surface of approximately 520 sqm and is surrounded by a beautifully maintained garden of about 2,000 sqm.
From an architectural perspective, the villa stands out for its refined and timeless style, enhanced by high-quality finishes and meticulous attention to construction details. Large windows enhance every room, providing constant natural light and breathtaking lake views from all areas of the home.
The ground floor hosts the main living area, consisting of a spacious living room, open-plan kitchen, bathroom, and study. From here there is direct access to the magnificent panoramic terrace with unparalleled lake views, perfect for entertaining.
An internal staircase leads to an elegant reading room with a bathroom featuring a whirlpool bathtub, designed as a wellness and

relaxation space.
The second floor features a large master suite with sleeping area and private lounge, both enjoying stunning lake views.
The villa has been designed to accommodate two families, thanks to the presence of a second independent residential unit located on the first floor, comprising a living area, bedroom, bathroom, and panoramic balcony — ideal for guests or service staff.
On the lower ground floor, there are generous ancillary spaces dedicated to storage, a gym/hobby room, and a laundry room.
The property is completed by a spacious garage of approximately 60 sqm, capable of accommodating up to five cars.

Certification

Energy Class: E

Property Informations

Address: Via Carozzi, 32	**Zip Code**: 22010
Bedrooms: 2	**Bathrooms**: 3
Rooms: 10	**Internal condition**: Good
---> data_operazione <---: 0000-00-00	**---> esclusiva <---**: 1
: 0000-00-00	**Floor**: Multilevel
Total floors: 4	**Parking space**: Covered
Date of construction: 2006	**Balconies**: Present
Terrace: Present	**Garden**: Private
Kitchen: Present	**Garage**: for two cars















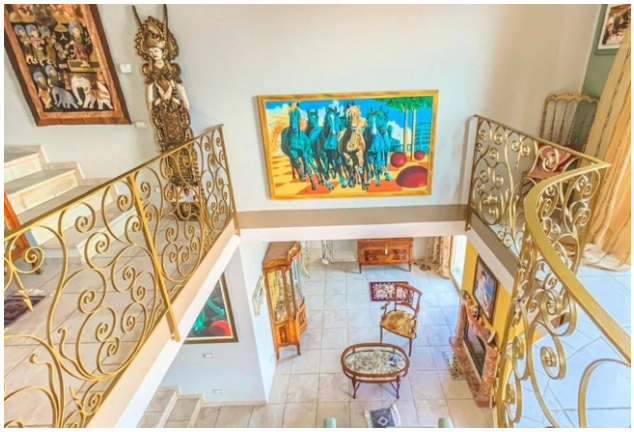


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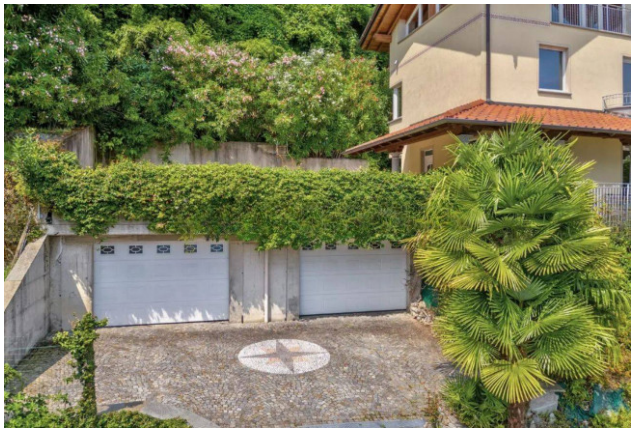












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