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

Villa for Sale in Lainate
Barbaiana
€ 1.500.000
Ref. CBI112-2559-301602



276 sq.m | Bathrooms: 5 | Bedrooms: 4 | Rooms: 5

LAINATE - THE PRIVILEGE OF AN EXCLUSIVE VILLA WITH POOL, COMPLETELY RENOVATED, FURNISHED, AND READY TO LIVE IN.
COLDWELL BANKER GRUPPO BODINI MILANO OFFERS FOR SALE:
In a quiet and private residential area of Lainate, at Via della Pace 24, we offer for sale an elegant villa of approximately 270 square meters, the subject of a major complete renovation and redevelopment project.
A completely renovated property, where contemporary architecture, quality finishes, and attention to detail combine to create a residence designed to offer comfort and quality living.
An important added value: the villa will be delivered fully finished, furnished, and ready to move into, with a turnkey formula.
Delivery is expected by mid-February 2027.
THE INTERIOR SPACES
The villa is spread over multiple levels, with a layout designed to ensure functionality, privacy, and livability.
Ground floor - The living area
The entrance leads to a spacious and bright living room, the heart of the home, ideal for hosting guests and enjoying pleasant moments of conviviality. The living area includes a modern and functional eat-in kitchen and a comfortable guest bathroom.
The large openings to the outside create a pleasant continuity between the internal spaces and the private garden.
First floor - The sleeping area
The sleeping area features three elegant bedrooms, each with a private bathroom. The master bedroom, designed as a true suite, is

further enhanced by a large walk-in closet, offering an intimate and exclusive space where comfort and privacy blend harmoniously.
Second floor - Attic
Upstairs is a large attic, complete with a private bathroom. This versatile and private space can be adapted to suit your needs: a fourth bedroom, an elegant guest suite, a professional office, or a space dedicated to hobbies and relaxation.
Basement floor
The property is completed by a practical and functional utility space, organized as a laundry and ironing area, ideal for managing household chores and ensuring further order and practicality in daily life.
THE PLEASURE OF LIVING OUTDOORS
The villa has a private outdoor area with a garden and a splendid 5 x 10 meter in-ground swimming pool, made of reinforced concrete and equipped with a salt purification system.
A space designed to enjoy the summer months, dedicating yourself to relaxation and conviviality.
The property includes an external accessory room, partially used as a technical room.
TECHNOLOGY AND ENERGY EFFICIENCY
Particular attention was paid to technological equipment and energy efficiency.
The villa features a 7 kW photovoltaic system, combined with an 18 kWh storage system, designed to optimize self-consumption and increase the home's energy autonomy.
THE ADDED VALUE:
The property will be delivered fully finished and furnished.
The sale price includes all the furnishings included in the project and shown in the photographic renderings: kitchen, sofas, tables, chairs, beds, wardrobes, custom-made furniture, lighting, and design elements.
An opportunity for those looking to purchase a fully renovated villa with a pool and garden, without having to undertake additional work or invest in furnishings.
THE POSITION
The property is located in a residential area that combines tranquility, amenities, and strategic connections to Milan and its hinterland.
The area offers a wide range of daily services, including schools, shops, supermarkets, sports facilities, and recreational facilities. The proximity of Villa Visconti Borromeo Litta, with its historic park, and the proximity to the Arese Centro shopping center further enhance the appeal of the area.
The location is particularly convenient for the motorway network, with access to the A8 Milan-Varese and A9 Milan-Como motorways, which provide easy connections to Milan, the province, and Switzerland.
An attractive location for those seeking a well-served residential community while still being within easy reach of the metropolitan area's main urban, commercial, and professional hubs.
A residential context that combines tranquility, practicality, and strategic connections with the surrounding area.
ASKING PRICE: €1,500,000
For further information, details or to arrange a private visit, please visit:
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Coldwell Banker - Real estate excellence, serving your needs.

Certification

Energy Class: B

Property Informations

Address: via Della Pace, 24	**Zip Code**: 20145
Bedrooms: 4	**Bathrooms**: 5
Rooms: 5	**Internal condition**: Restored
---> data_operazione <---: 0000-00-00	**---> esclusiva <---**: 1
: 0000-00-00	**Floor**: Multilevel
Total floors: 2	**Parking space**: Uncovered
Suitable for Students: Yes	**Date of construction**: 1950
Garden: Private	**Sea distance**: 30 meter

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Kitchen: Open kitchen : Yes















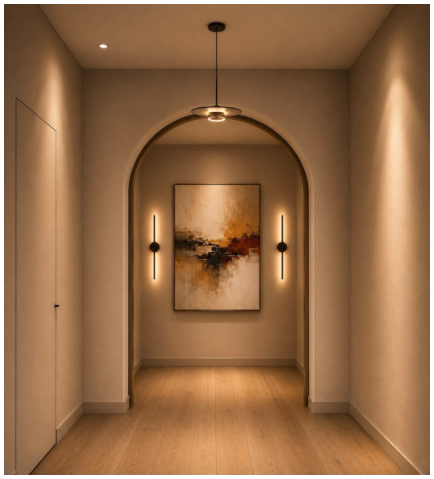

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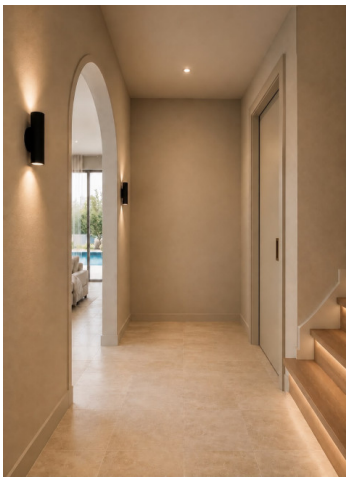













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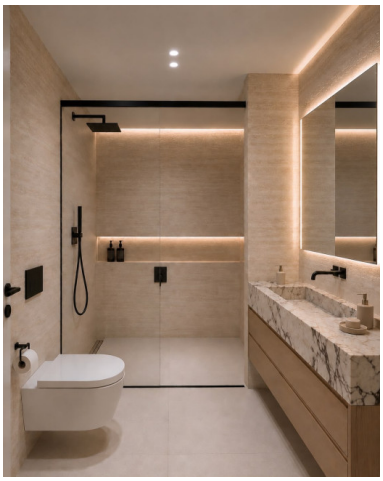

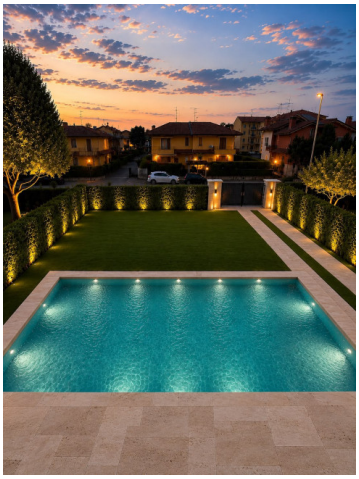

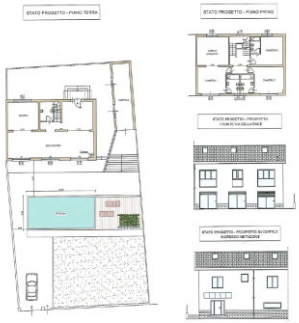

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