



## Land for sale in Gargnano Bogliaco € 3.000.000 Ref. CBI119-1337-270



**14.420 sq.m.**

R.T.A. BUILDING AREA IN UNIQUE LOCATION WITH SPECTACULAR LAKE VIEW  
GARGNANO - LAKE GARDA (BS)

We present for sale a unique property with a fabulous lake view for the construction of tourist hotel residences or tourist accommodation facilities. The property of approx. 14,000 sqm, is currently planted with olive trees and has a small canipa/limonaia that has already been rustically renovated.

The land is set in an evocative area of particular beauty, adjacent to an ancient village with a small church, a few steps from the Port of Bogliaco and 5 minutes from the Bogliaco Golf Course. The location and the spectacular views make this property unique and ideal for the realisation of a luxury complex aimed at tourist reception.

The total surface area of the area is 14,420.00 square metres, with a building capacity of 10,800 cubic metres of R.T.A. (tourist hotel residence), in addition to the existing lemon house and net of accessory volumes envisaged by the current plan.

Gargnano is the largest municipality in the Alto Garda Park and is therefore considered the capital of Gardesana sailing, a popular destination for those who simply love the lake, nature and unspoilt landscapes. Part of the typical landscape here is represented by the numerous lemon houses, built in the mid-1800s, evidence of a once unique and flourishing economy. About half of the lemon houses on the entire Riviera were concentrated in Gargnano and were built to make it possible to grow citrus fruits in relatively cold climates. For tourists there are events for



throughout the season, but sailing enthusiasts certainly cannot miss the famous Centomiglia, the world's most famous regatta held on inland waters.

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## Features

Property ID: CBI119-1337-270

Contract: Sale

Categoria: Land

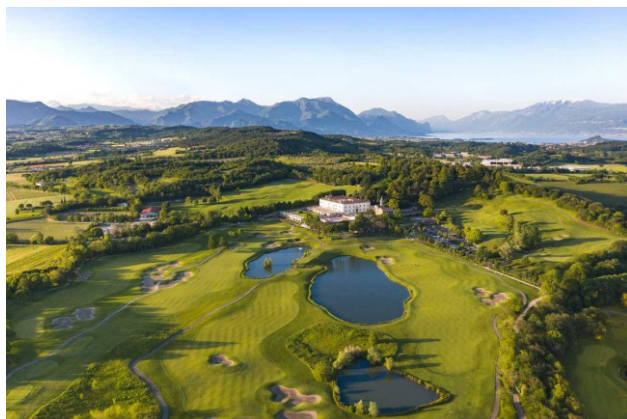
Municipality: Gargnano

Zona: Bogliaco

Total sqm: 14.420 sq.m.

Buildable sq.m.: 3.500 sq.m.





# Realroi

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