

FOR SALE

Ruvigliana-Lugano

Majestic Luxury Villa in Panoramic Position with Lugano Lake View

Price upon request

SEQUOIA  
CONSULTING

# Property description

In Ruvigliana, on the slopes of the Monte Bré, in a prestigious quite and sunny residential area, only 5 km from the center of Lugano, we offer for sale this extraordinary exclusive villa with beautiful view of Lake Lugano and surrounding mountains.

- Internal swimming pool
- Area wellness and fitness
- Home cinema
- Garage for 5 cars: 150 m2
- Laundry and service: 50 m2

The estate is divided as follows:

## GROUND FLOOR:

Hall, gallery, main living room, dining room, kitchen, master bedroom with en-suite bathroom, large dressing room with en-suite bathroom, WC, study room; 2 bedrooms for staff (with independent entrance), 3 bathrooms, staff and secondary kitchen;

## FIRST FLOOR:

Living room with billiard, 2 deluxe guest suites (each suite has a bedroom with en-suites bathroom and a living room), 2 terraces.

## BASEMENT FLOOR:

area wellness with swimming pool, relax area, sauna, steam bath, WC, fitness; cinema, massage room, WC, laundry; living room, bedroom with en-suite bathroom, kitchen, wine cellar.

## Main features:

- 6 bedrooms, 8 bathrooms, 3 WC
- Terraces and portico: 450 m2
- Italian style garden

# Characteristics

Availability	<b>To agree</b>	Bathrooms	<b>11</b>
Type	<b>Villa</b>	Living area	<b>1,517 m<sup>2</sup></b>
Reference	<b>2733</b>	Ground surface	<b>3,294 m<sup>2</sup></b>
rooms	<b>15</b>	Terrace surface	<b>450 m<sup>2</sup></b>
Bedrooms	<b>6</b>	Parking spaces	<b>5</b>

Object Price	<b>Price upon request</b>
<b>Number of parkings</b>	
Total	<b>5x</b>

# Conveniences

## Inside conveniences

- > Garage
- > Sauna
- > Jacuzzi
- > Hammam
- > Fitness room

- > Swimming pool
- > Spa
- > Home cinema
- > Recreationroom
- > Fireplace

## Equipment

- > Shower
- > Bath

# Picture(s)



























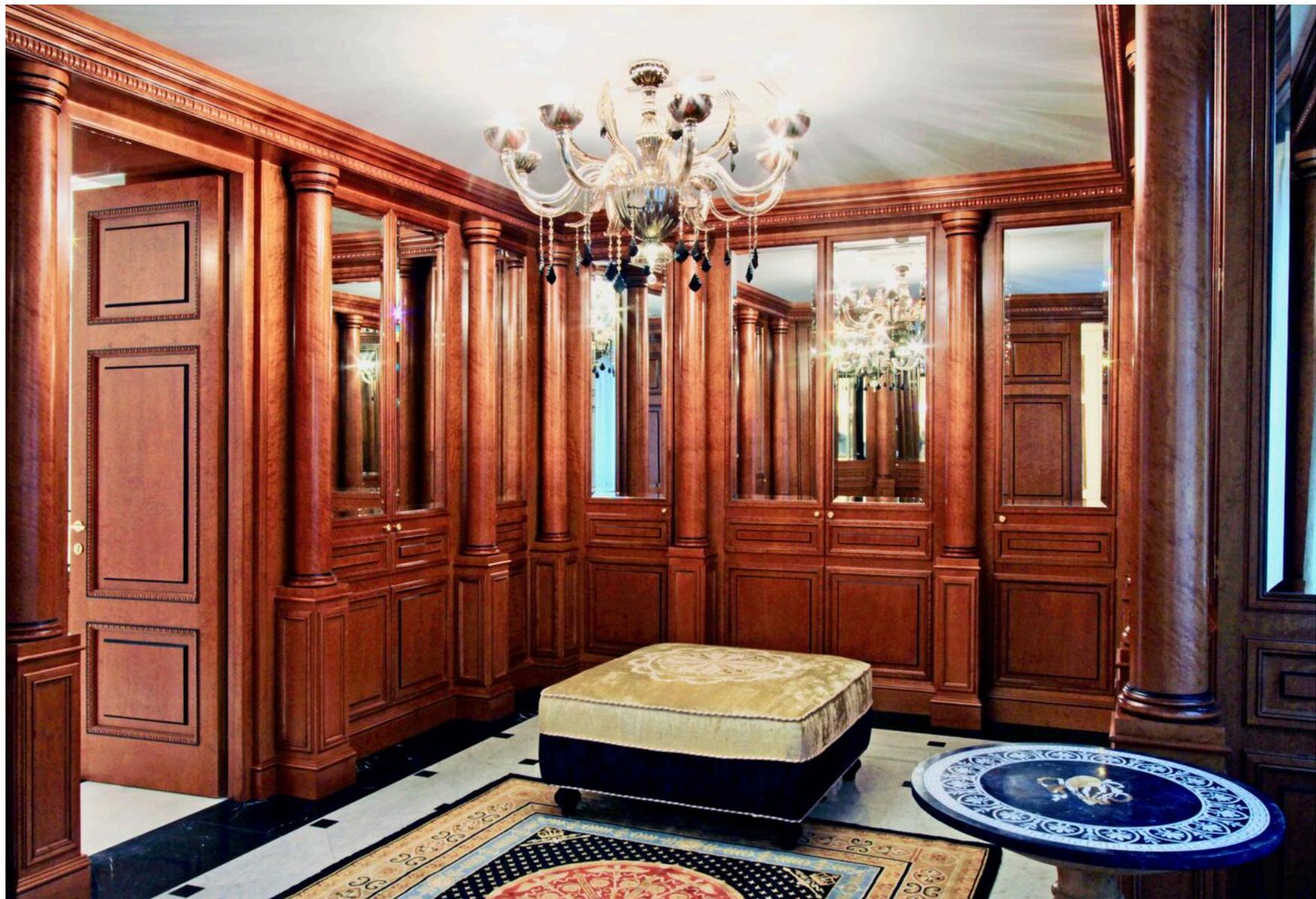










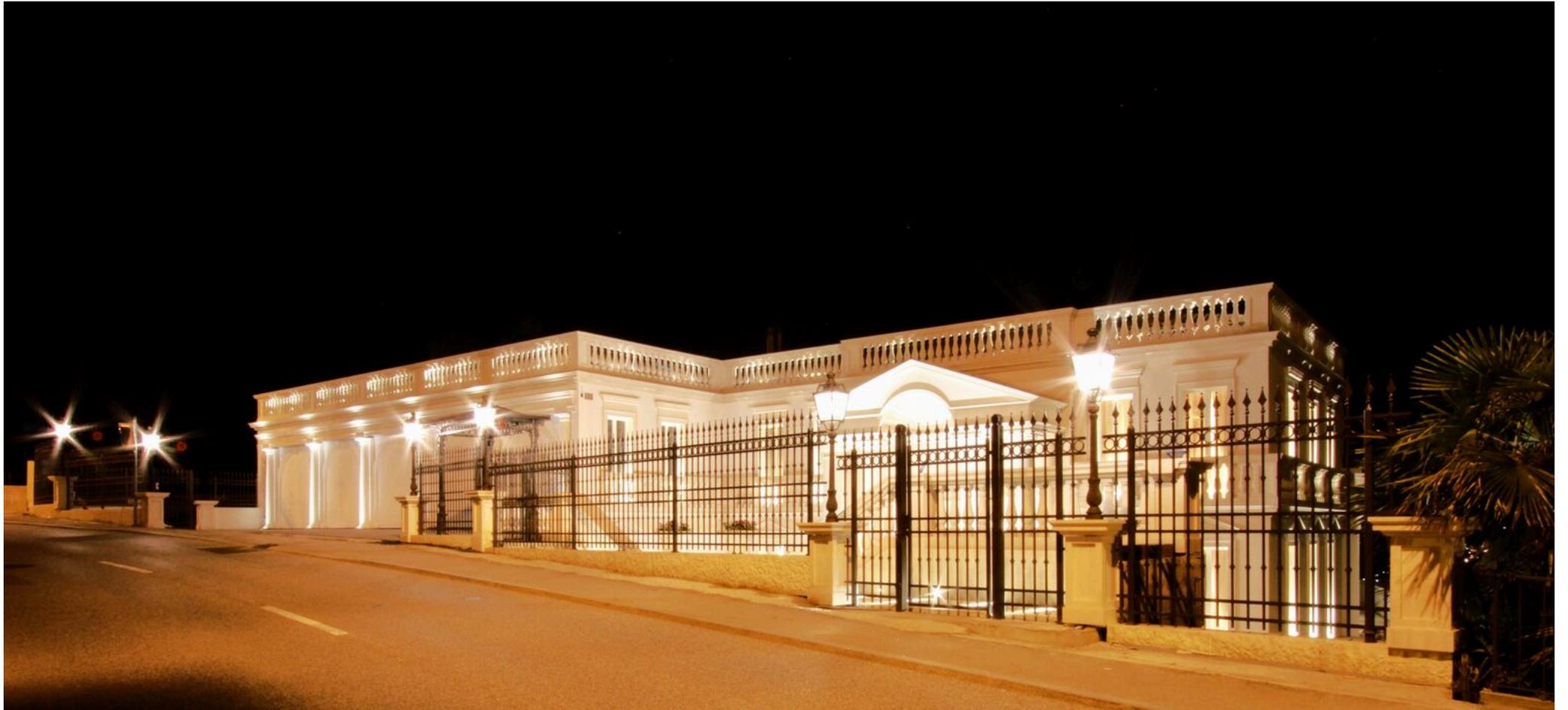
















# Contact

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## Your consultant

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