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# Villa for Sell in Dormelletto

📍 Via marzabotto, Novara, NO

1.900.000€



## Contact info



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# Description

## Luxury Representative Villa with 15,000 sqm Park and Pool for Sale on Lake Maggiore – Dormelletto, Italy

We are pleased to present this exceptional residence in Dormelletto, just steps from the shores of Lake Maggiore and a short drive from Arona. Set within over 15,000 sqm of private parkland, the estate offers an ideal balance of privacy, natural beauty, and convenience, with easy access to Milan and Malpensa Airport.

Spanning more than 1,100 sqm, the property also includes independent units perfect for guests or staff. Designed with meticulous architectural attention, the villa is distinguished by the seamless harmony between indoor and outdoor spaces and the high-quality finishes throughout.

The main residence is fully located on the ground floor, featuring a bright living area with multiple interconnected spaces opening onto the outdoor patio. The living room flows into an elegant study with balcony, while the dining room adjoins a fully equipped kitchen. The sleeping quarters include a master suite with walk-in wardrobe and private bathroom, as well as three additional bedrooms with en suite bathrooms overlooking the park.

The lower level boasts a beautifully designed tavern, also accessible from the exterior, with vaulted ceilings and distinct areas: bar, music lounge, living room with fireplace, billiard room, large dining area, and a fully equipped kitchen with wood-burning oven-ideal for entertaining and social gatherings.

The upper floor offers a contemporary-style loft with open-plan living space, panoramic terrace, fitness area, master bedroom with walk-in closet and private bathroom, and a second bedroom with en suite bathroom. This level also includes a three-room apartment for staff with independent entrance.

Outside, the expansive park hosts a 14×6 m swimming pool with sun deck and a quadruple garage with additional parking spaces. Modern systems and premium finishes ensure comfort, security, and energy efficiency throughout the estate.

Perfect as a primary residence or a prestigious second home on Lake Maggiore, this villa represents a unique opportunity for those seeking luxury, privacy, and timeless elegance.

# Details



Property ID: CBI112-2916-301480



Surface: 1123.00 m²



Rooms: 8



Garden: Privato, 15.000 sqm



Bathrooms: 9



Energy Class: G EP glNr: 456.00 kwh/m²



Bedrooms: 7

# Property Features



Floor: Main floor



Conservation status: Excellent



Surface: 1123.00 m²



Rooms: 8



Bedrooms: 7



Bathrooms: 9



Kitchen: Habitable



Balconies: Presente



Shower: Yes



Garage: Double



Garden: Private, 15.000 sqm



Fireplace: Yes



Safe: Yes



Swimming pool: Yes



Terrace: Present



Parquet : Yes

# Nearby



Gyms



Beauty centres



Soccer fields



Sport centres



Tennis courts



Cycle paths



Playgrounds



Rail station



Public transports



Nursery school



Primary schools



Secondary schools



High school



Bar



Post offices



Shopping centres



Municipal office

Images











