



Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



Villa Sale in Roma (RM) Via Garibaldi 1

Exclusive property in Rome, Trastevere

Welcome to the prestigious luxury villa situated in one of Rome's most exclusive locations, just steps away from the picturesque Gianicolo and only a ten-minute walk from the charming Trastevere district.

This sumptuous residence consists of three magnificent autonomous annexes, each meticulously designed and furnished to offer an unparalleled stay experience. Inside, you'll find a total of seven luxurious bedrooms and six bathrooms, ensuring space and comfort to accommodate up to fourteen guests with the utmost elegance.

Immerse yourself in the luxury and wellness that this residence offers. Enjoy moments of relaxation under the stars in the outdoor Jacuzzi, where you can admire the breathtaking view of the ancient Aurelian Walls and the famous Porta San Pancrazio, savoring an atmosphere of total privacy and tranquility.

For those who love to stay fit, the indoor fitness area offers a wide range of high-quality equipment, accompanied by soft towels to ensure unmatched comfort during workouts. Additionally, an independent bathroom with a shower is at your disposal for complete relaxation after exercise.

Let yourself be enveloped by the beneficial warmth of the first-class sauna, an ideal place to clear the mind and rejuvenate the body, immersed in a refined environment cared for in every detail.

This luxury retreat offers a true escape from daily stress, where every detail is designed to offer an unforgettable experience of well-being and relaxation. Return after a day of exploring vibrant Rome to this corner of paradise, where a private entrance will lead you through a garden equipped with all comforts, ready to welcome you into an oasis of luxury and tranquility.

INFORMATION

Ref.	Lazio 006
Type	Sale
Category	Villa
Price	Reserved
Annual Expense	
Year	
Energetic Class	D 121.21

NUMBER

Rooms	10
Bedrooms	7
Bathrooms	6
Balconies + Terraces	
Floor	
Car Space	
Box	

SQUARE METERS

Commercial	450
Garden	937
Cellar	
Balconies + Terraces	
Attic	
Tavern	
Box	



Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it

FEATURES

Property Conditions	Perfect Conditions	Rank	Elegant	Position	Lake
View	Statue View	Orientation	North West South East	Free Sides	4
Garden	Private	Furniture	Possibility	Type living	Living room
Kitchen	View Kitchen	Heating	Independent	Heating Type	Boiler
Type of heating system	Radiator heating	Energy source	Gas	Hot Water	Independent
Cooling	Split	Fixtures	Wooden double glazed	Doors	Excellent
Blind	Metal Blinds	Floors Living Room	Ceramic	Floors Bedrooms	Ceramic
Floors Kitchen	Ceramic	Floors Bathroom	Ceramic	Access for disabled	No

ACCESSORIES

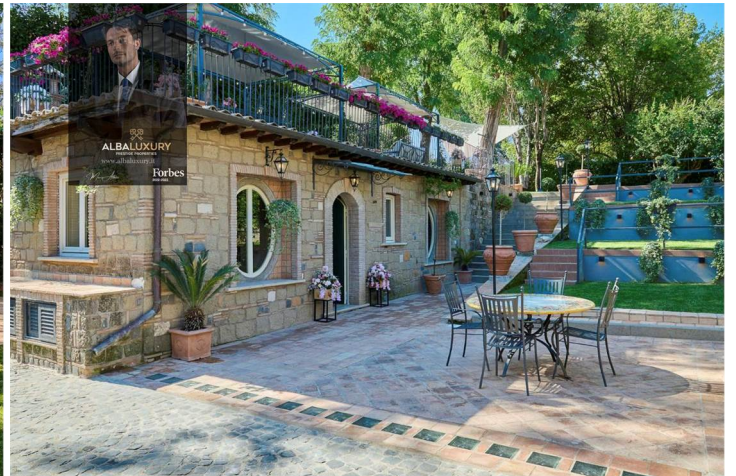
Antitheft	Air conditioning	Fireplace	Chimney flue	Electric gate
Video surveillance	Flyscreens			

IMAGES



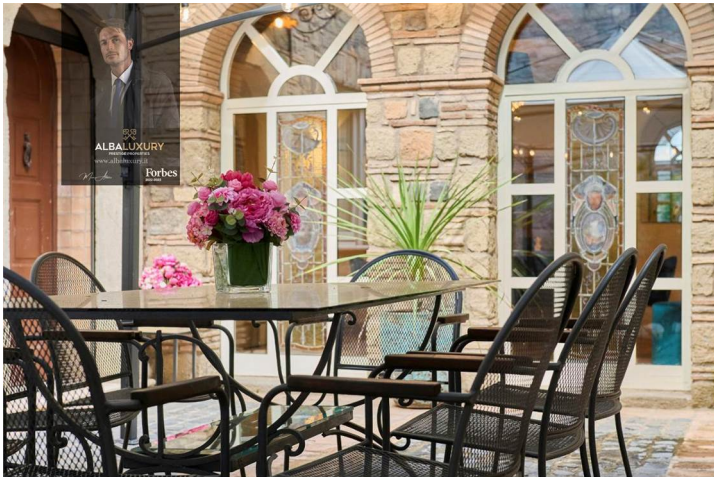
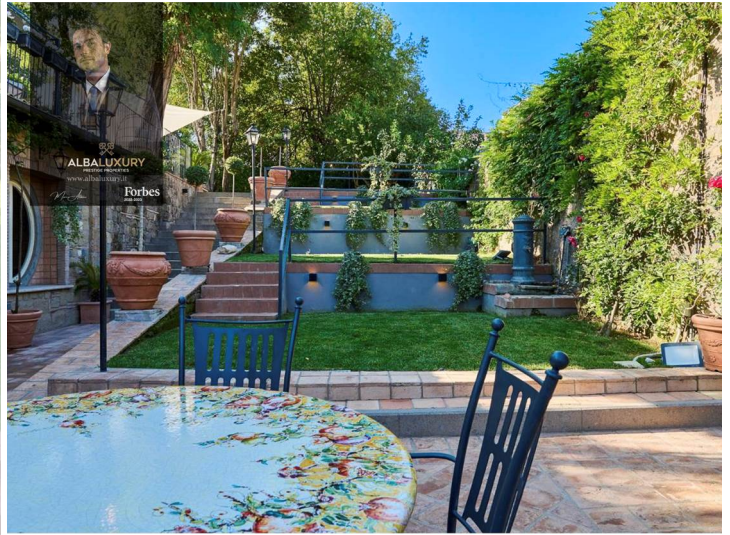
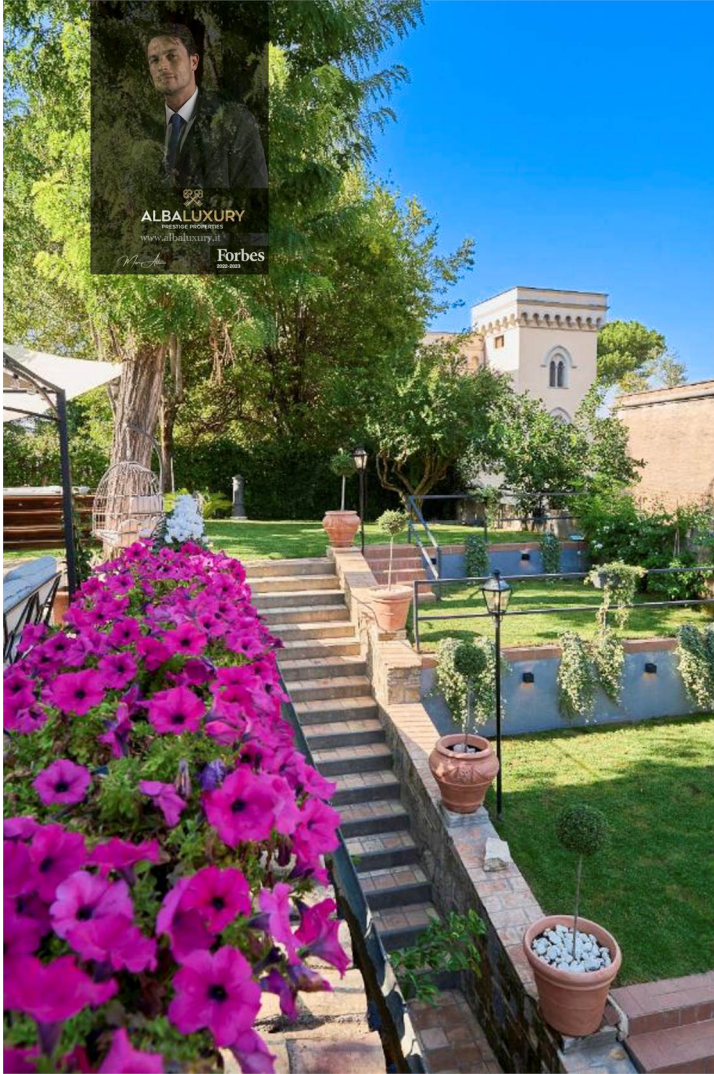


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



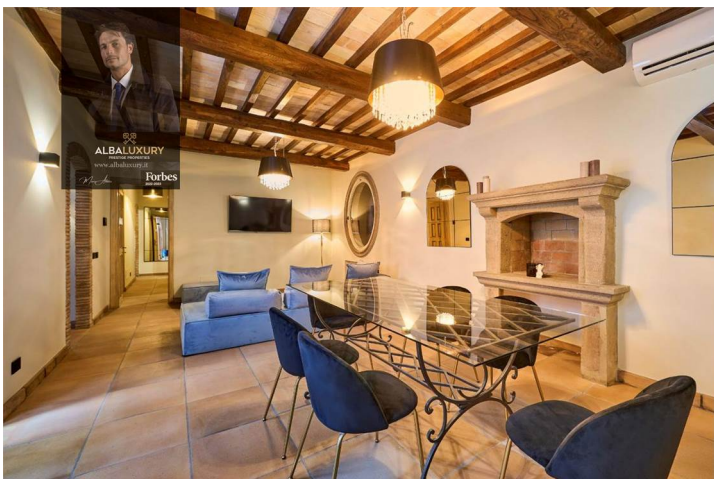


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



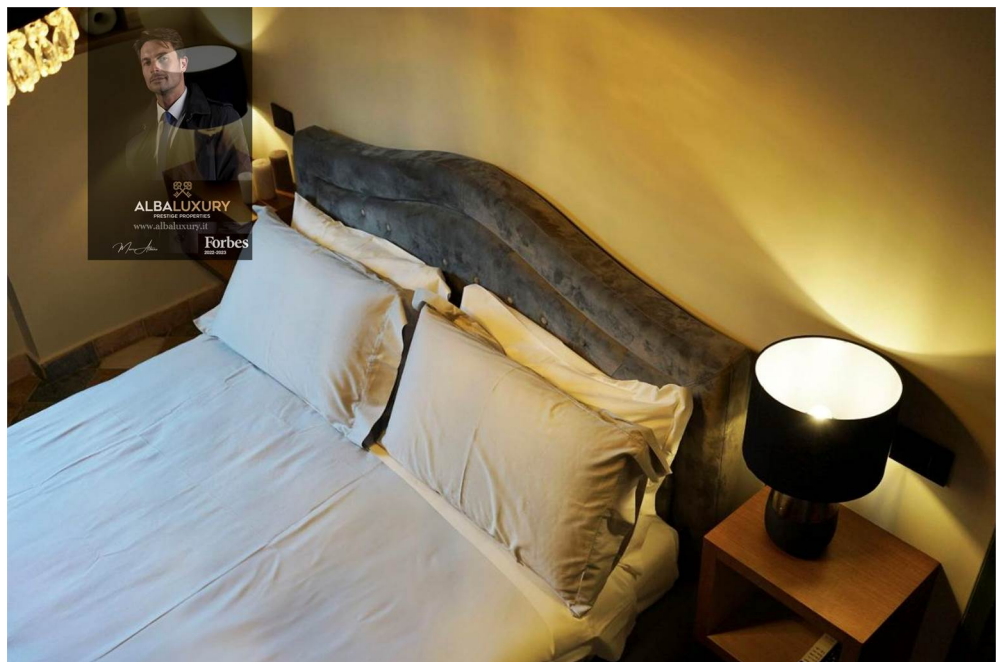
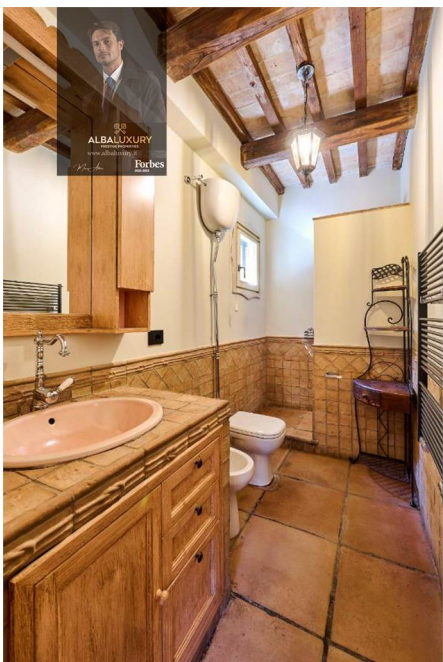


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



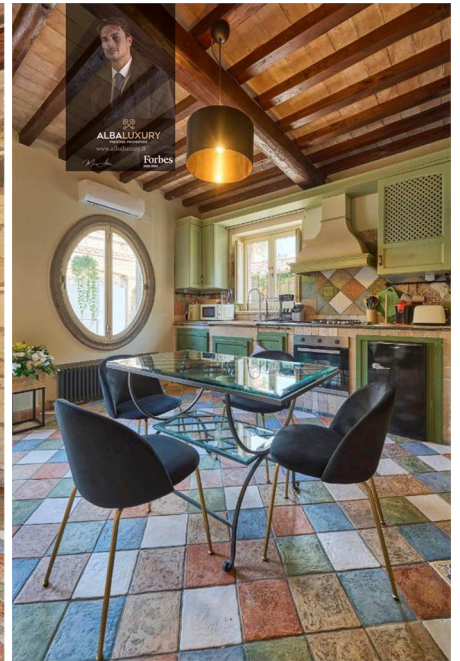
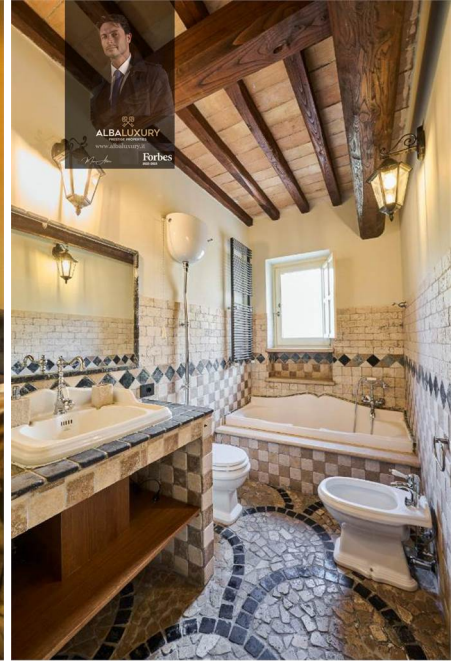


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



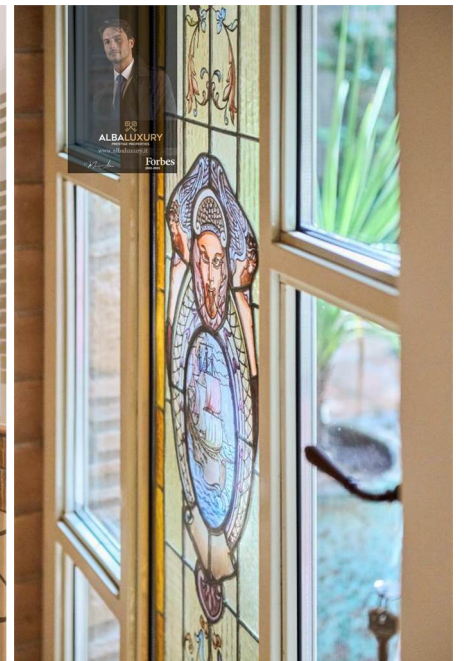
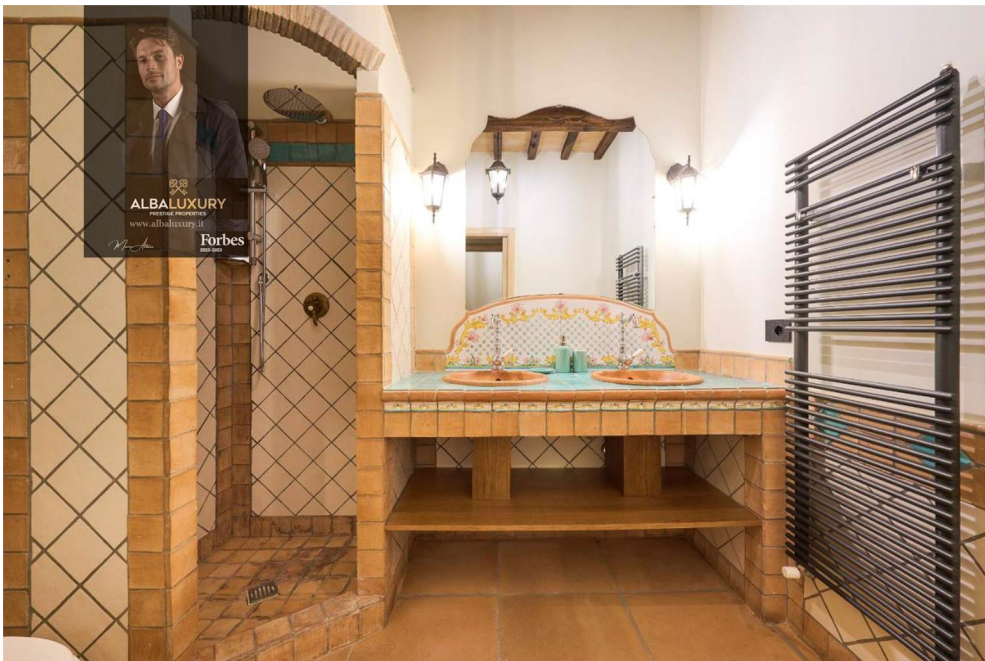
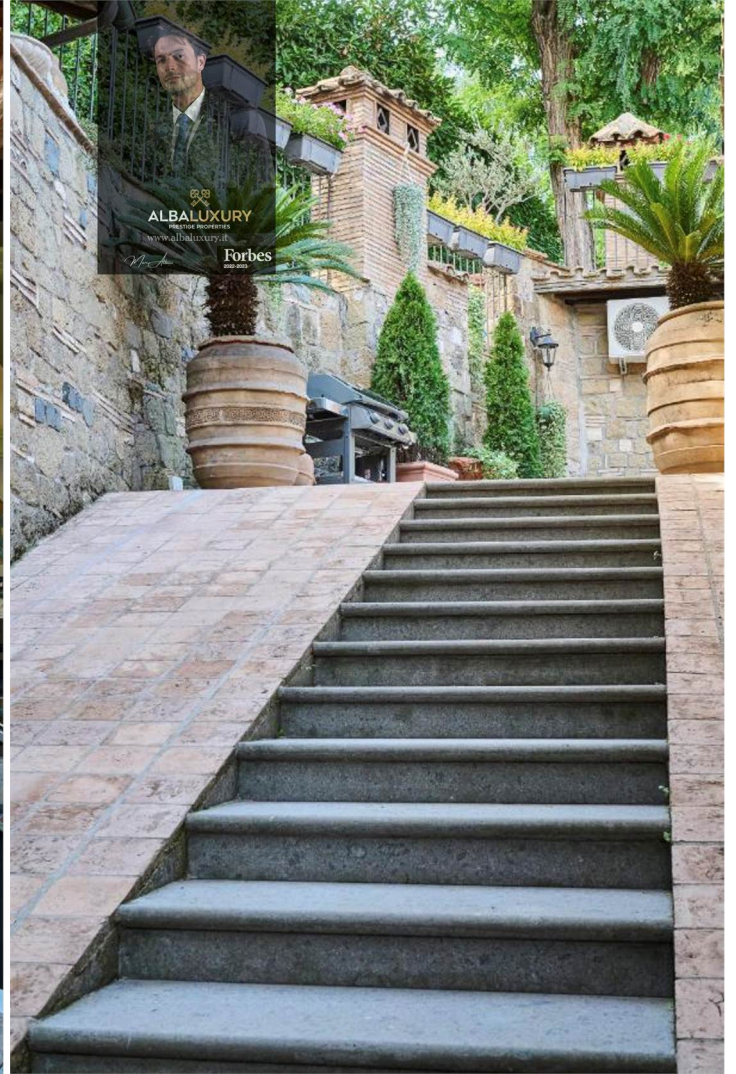


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



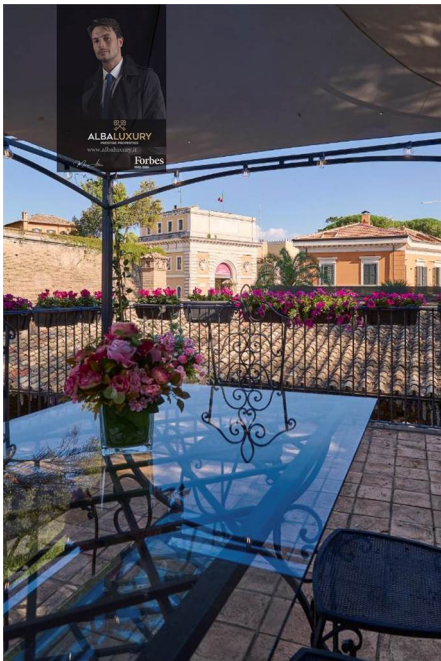
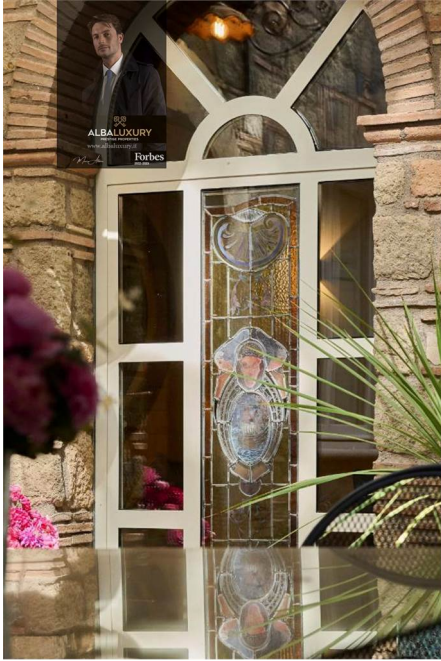


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



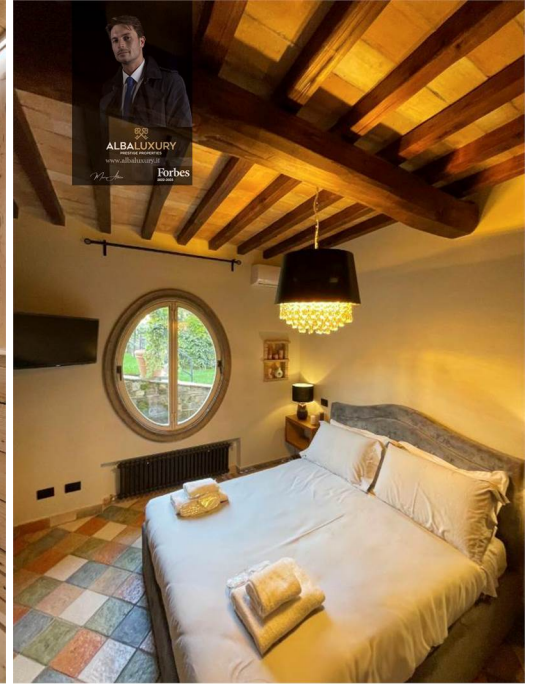


Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it





Alba Home Sirmione srl Piazza Unità D'Italia 4 25019 Sirmione (BS) Tel 0309905560 - Cel 3911415140 info@albahome.it www.albaluxury.it



ALBALUXURY
PRESTIGE PROPERTIES

FOR CONFIDENTIALITY REASONS,
PLANS ARE ONLY RELEASED ON REQUEST

INFO@ALBALUXURY.IT