

RIASCO RIVA

B R I S S A G O

NO MATTER WHAT GETS
YOUR HEART RACING,
“RIASCO RIVA” CAN MAKE
YOUR DREAMS A REALITY

34 WATERFRONT
RESIDENCE



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THE PROJECT

The «Riasco Riva» project in the Ticino lakeside municipality of Brissago consists of the three residential buildings “BOSCO, MONTAGNA and LAGO”, which contain a total of 34 residential units.

The apartments have 2½ to 5½ rooms, and each boasts a spacious, covered terrace. They are characterised by modern, open, light-flooded and flexible floor plans that cater to a wide range of residential needs. Some can be used as second homes.

The sunny and privileged hillside location on the shores of Lake Maggiore offers breath-taking 180° views of the lake and up to the nearby mountains. Old trees and the location high above Via Crodolo offer plenty of privacy despite the large windows, yet the lively centre and lakeside promenade of the charming town of Brissago are only 500 metres away.



WHAT DO YOU DREAM OF?
THE FOREST, THE MOUNTAINS
OR THE LAKE?

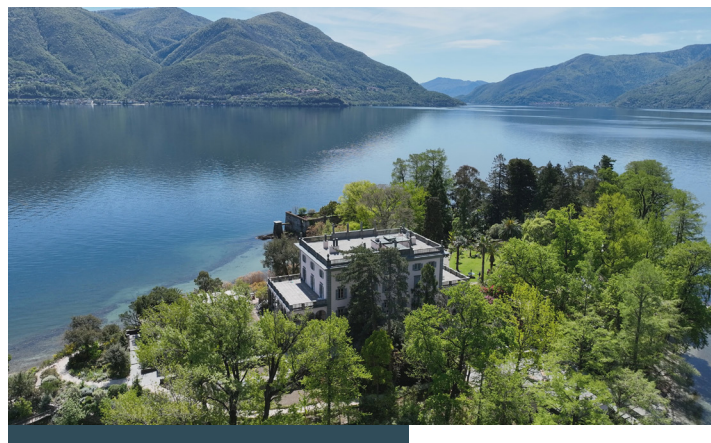
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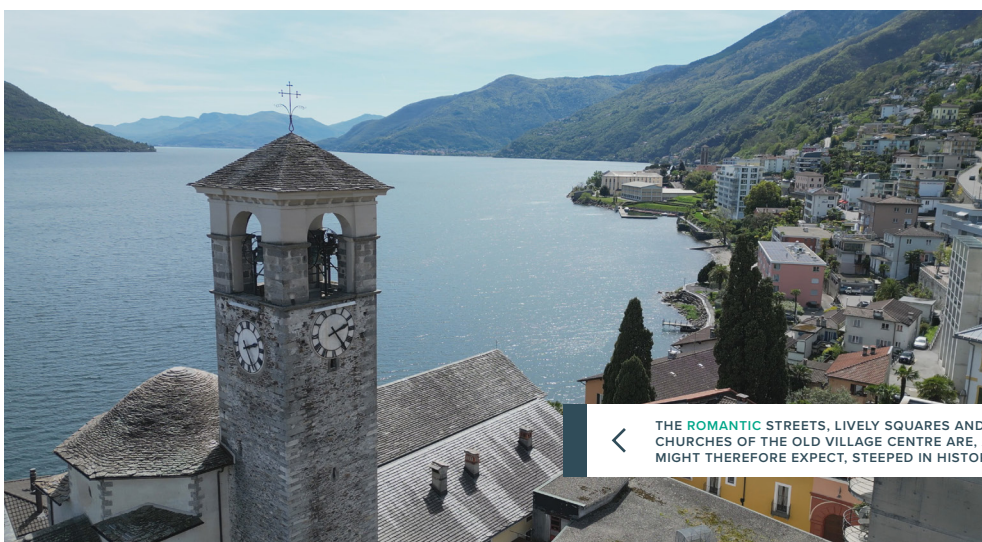
LOCAL AREA

Brissago is a typical Ticino town right on the Italian border. It is situated directly on the shores of Lake Maggiore and below the steep slopes of Monte Gridone, which rises to over 2,000 metres. Despite its picturesque location, Brissago is well connected to the public transport infrastructure and can be reached by car, boat, train and bus. There are many shops in the village and in the surrounding communities. And, of course, culinary enthusiasts will not miss out: whether you're looking for a tasty pizza in the old lanes, a rustic grotto or a gourmet restaurant, the region around Brissago proudly flaunts its love of world-class food and drink.

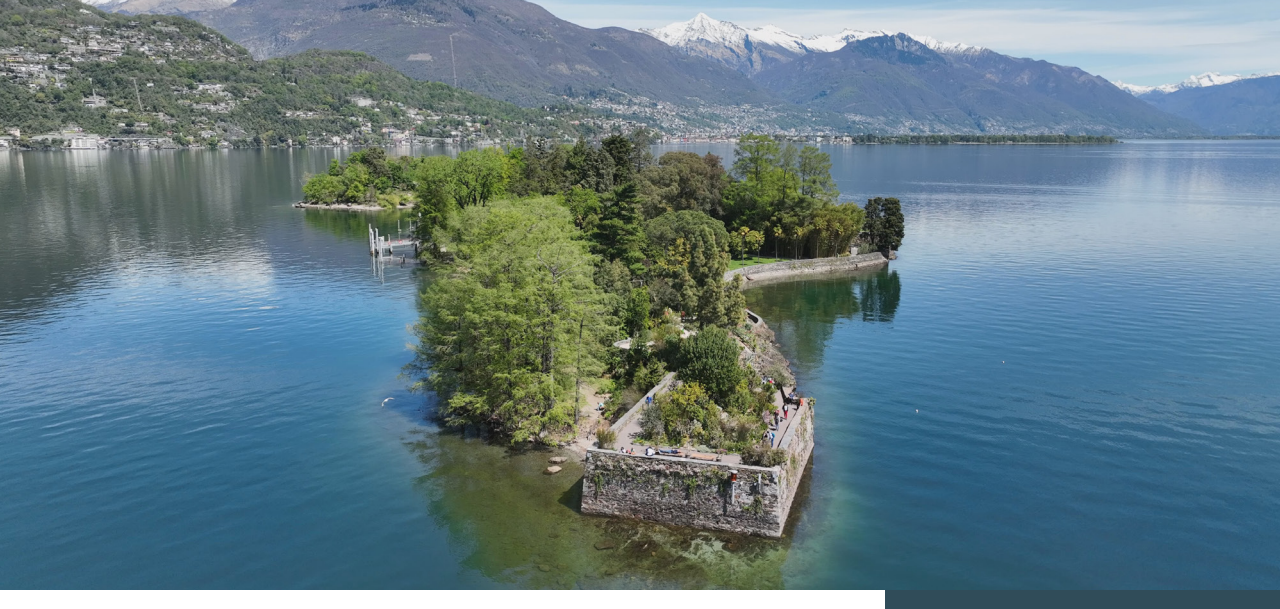
Blooming lemon and orange trees, fragrant cedars and imposing cypresses surround the old villas, and the botanical garden on the famous "Isola di Brissago" attracts many visitors from home and abroad every year. Nature lovers, water sports enthusiasts and hikers alike will get their money's worth here.



BRISSAGO HAS FEWER THAN 1,900 INHABITANTS BUT WAS FIRST MENTIONED IN ACCOUNTS DATING TO THE 13TH CENTURY.



THE ROMANTIC STREETS, LIVELY SQUARES AND DIGNIFIED CHURCHES OF THE OLD VILLAGE CENTRE ARE, AS YOU MIGHT THEREFORE EXPECT, STEEPED IN HISTORY.



THE LOCATION

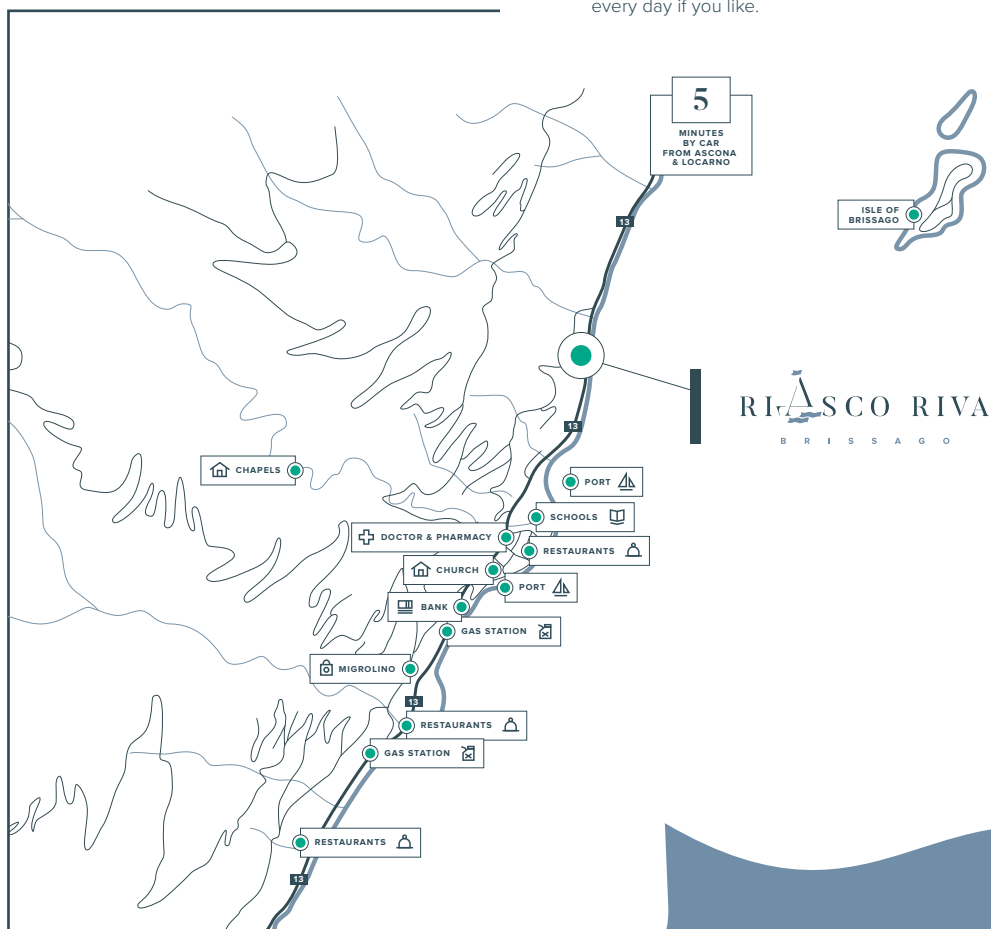
The “Riasco Riva” project can be reached via the Via Crodolo, cantonal road directly at the border of the municipality of Brissago. The site consists of three plots with a total area of 5,753 square metres.

The three residential buildings “BOSCO, MONTAGNA and LAGO” are being built on the plot located on the slope. These are characterised by old, sometimes very wild and forest-like vegetation. The third plot is across the road and sits directly on Lake Maggiore. It is not being developed but can instead be used by the inhabitants of the “Riasco Riva” complex as a private bathing spot.

THIS IS MORE THAN JUST LIVING: IT’S A WAY OF LIFE.

THE FOREST BY THE WATER: RIASCO RIVA.

“Riasco Riva”: the name says it all. Nestled in the wild vegetation of Ticino, surrounded by dry-stone walls and a small stream, you can enjoy an incomparable and, above all, unobstructed 180° view of Lake Maggiore. Be awakened by the sun’s rays reflecting on the waves or enjoy an aperitif with a view from your private terrace – every day if you like.





← LARGE WINDOWS ARE ONE OF THE MOST DOMINANT ELEMENTS OF THE INTERIOR AND CONTRIBUTE TO THE OPULENCE OF THE ROOMS.

APARTMENTS

A total of 34 apartments with 2.5 to 5.5 rooms and floor space ranging from just over 100 to over 200 square metres are planned. Each apartment has a covered terrace, which significantly increases the usable space, particularly in the warmer months, and contributes significantly to bringing that holiday feeling to your everyday life.

All parts of the building are wheelchair accessible. Each residential unit has one, two or even three assigned parking spaces. The car park is planned over two floors and connected by ramps, with access directly from the main road.

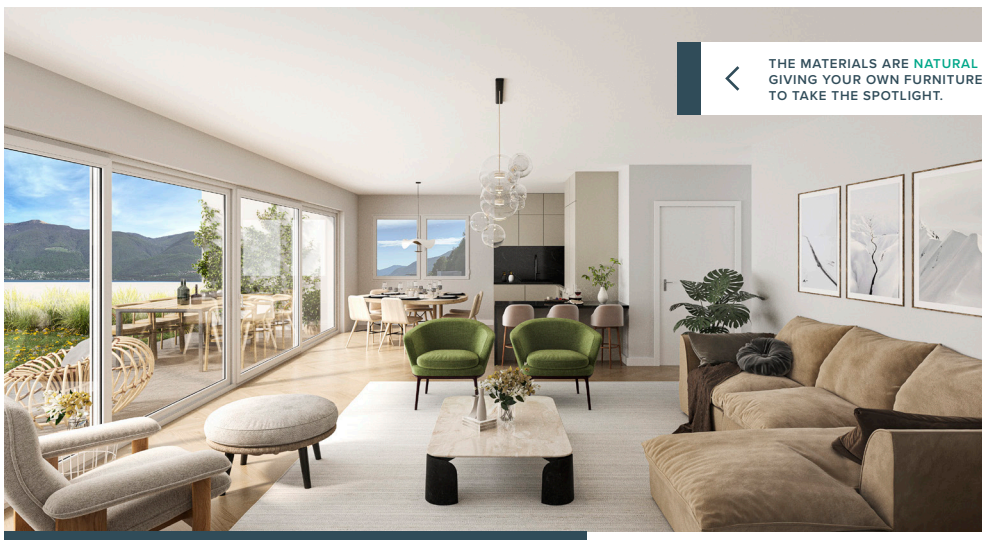
THE INTERIOR DESIGN OF THE APARTMENTS IS MINIMALISTIC AND OF HIGH QUALITY

6 × 2.5 ROOMS

14 × 3.5 ROOMS

12 × 4.5 ROOMS

2 × 5.5 ROOMS



← THE MATERIALS ARE NATURAL AND ADAPTABLE, GIVING YOUR OWN FURNITURE THE OPPORTUNITY TO TAKE THE SPOTLIGHT.

RIVASCO RIVA
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