



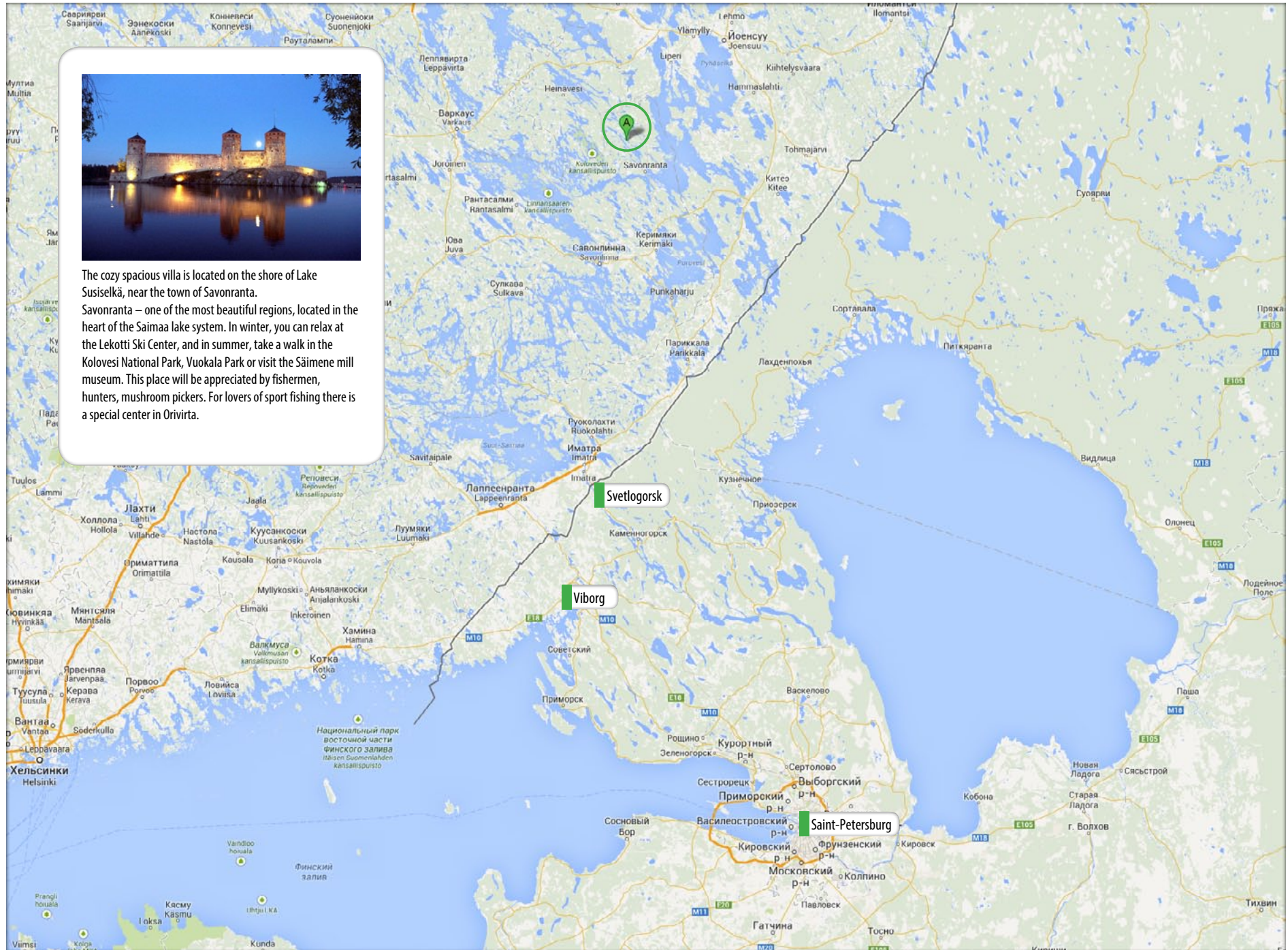
Lake house 



Location: Eastern Finland, Savonranta
Distance to the border with the Russian Federation: 175 km
Land area: 6500 m²
Coastline in the property: 100 m
Buildings: 2
Total area: 150 m²
Year of construction: 2011
Price: 380 000 €



The cozy spacious villa is located on the shore of Lake Susiselkä, near the town of Savonranta. Savonranta – one of the most beautiful regions, located in the heart of the Saimaa lake system. In winter, you can relax at the Lekotti Ski Center, and in summer, take a walk in the Kolovesi National Park, Vuokala Park or visit the Säimene mill museum. This place will be appreciated by fishermen, hunters, mushroom pickers. For lovers of sport fishing there is a special center in Ovirvita.





The well-groomed plot, with an area of 65 acres, is located on the shore of a beautiful lake. The coastline in the property is 100 m. On the site is preserved an amazing natural landscape, reminiscent of the traditional nature of Karelia: century-old masted pines (sheared), boulders. Amazing outdoor lights system created.



The coastline in the property is 100 m. A pier has been built on the shore, which allows to moor the boat. Excellent fishing and hunting all year round.



MAIN HOUSE: a modern two-level villa, with an area of $130 + 30$ (loft) m^2 , perfectly suits a large family for a comfortable living at any time of the year. Panoramic windows of the living room open a delightful view to the lake. On the open terrace it is pleasant to drink tea on summer evenings and enjoy the sunset.



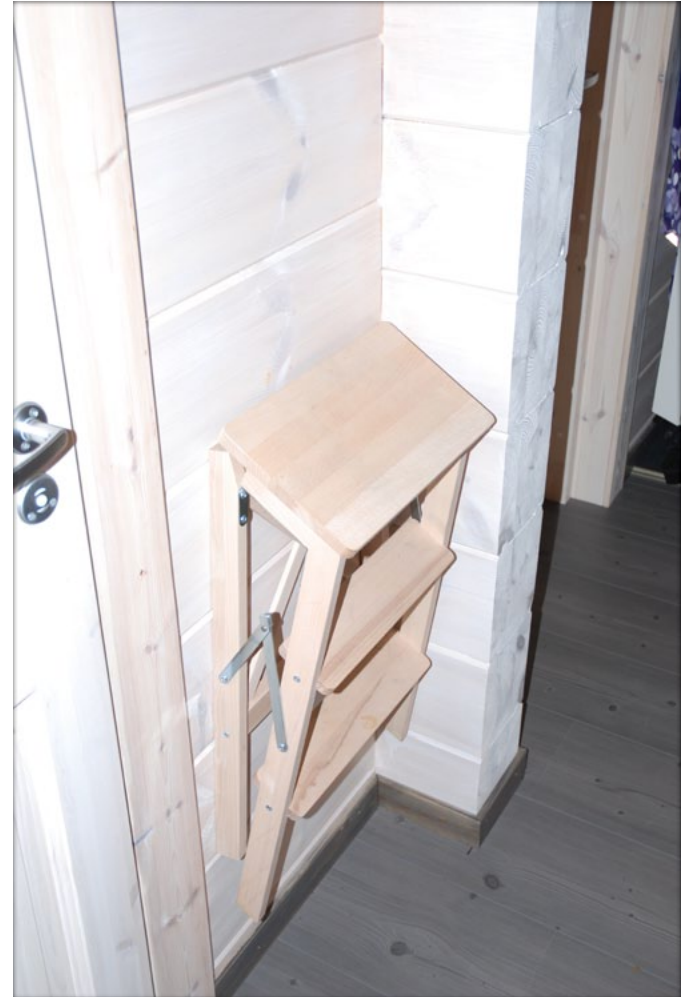
Heating: electric, wood, heated floors. Communications: local: septic tank, well.



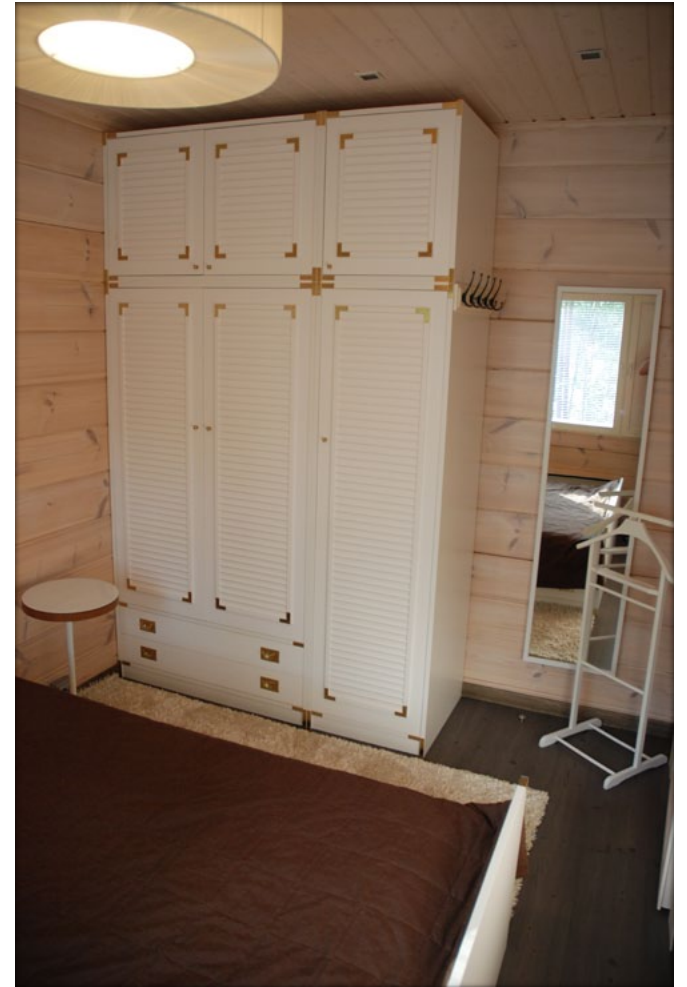
On the 1st level: living room with fireplace, kitchen, combined with a dining area for 12-14 people, 3 bedrooms, a bath complex: a shower room with a bathroom, a sauna, a separate bathroom, a terrace overlooking the lake. The house can comfortably accommodate 10-12 people + 3 people in the guest house.



The kitchen is equipped with necessary household appliances: refrigerator, freezer, microwave, stove, extractor, dishwasher.



In addition to the large main terrace, the bathroom of the sauna leads to its own small terrace for wiping snow.



All the furniture and light in the house are brand new, Italian made.



On the 2nd level: 2 bedrooms





GUEST HOUSE: a birch bath with a guest house function. Area 25 m², 2 entrances.



