

Fondo – Trento

## Fantastic chalet in the South Tyrolean/Trentino mountains

*Property ID: IT264152725*



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**PURCHASE PRICE: 0 EUR • LIVING SPACE: ca. 152 m<sup>2</sup> • ROOMS: 7 • LAND AREA: 2.981 m<sup>2</sup>**

**Property ID: IT264152725 - 38013 Fondo – Trento**

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## At a glance

Property ID	IT264152725
Living Space	ca. 152 m <sup>2</sup>
Rooms	7
Bedrooms	3
Bathrooms	3
Year of construction	2015

Purchase Price	On request
Commission	Soggetto a commissione
Total Space	ca. 444 m <sup>2</sup>
Equipment	Terrace, Fireplace, Balcony

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## Energy Data

Energy Source	Pellet	Energy Certificate	Energy demand certificate
Energy certificate valid until	08.06.2027	Final Energy Demand	55.44 kWh/m²a
Power Source	Pellet-Fuelled	Energy efficiency class	B

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## The property





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## A first impression

In the midst of unspoiled nature, at around 1,350 meters above sea level, an exceptional home awaits you in Plaze di Tret - above the idyllic village of Tret, just a stroll away from the popular Felixer Weiher (Tretsee). This unique property combines state-of-the-art living comfort with sustainable construction and an atmosphere that radiates peace, security and closeness to nature.

Ecology meets craftsmanship - built with attention to detail

The house extends over three floors (basement, ground floor and attic) and was built to the highest standards of ecology, living quality and energy efficiency. The patented “Thoma Holz100“ system was used on the ground floor and top floor: 18 cm thick, metal-free solid wood walls, made from moon-sawn timber, joined exclusively with wooden dowels - free from glue, chemicals and harmful substances. The interior is dominated by natural spruce, the exterior by protective larch wood, combined with fine Swiss stone pine on the veranda.

The indoor climate is unique - the combination of wood, clay plaster, wall heating and natural materials ensures a healthy, allergy-friendly living environment. A modern pellet heating system provides the property with cozy warmth and hot water, while the wood-burning stove on the first floor with a three-part viewing window ensures coziness on cold days. The property is also equipped with a central vacuum cleaner system and an alarm system with video surveillance. A large garage for up to six vehicles offers sufficient space, and there is also the option of extending or enlarging the existing property. The plot covers approx. 3,000 m<sup>2</sup> and can be extended to over 7,400 m<sup>2</sup> if required.

Conclusion: A house that creates value

This property is more than just a house - it is a place to arrive, take a deep breath and live. For people who love nature, pay attention to quality, think ecologically and are looking for something special.

Contact us for a personal viewing - experience for yourself how sustainability and living comfort can be combined in the mountains.

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## All about the location

Plaze di Tret is an idyllic hamlet above Fondo in the Non Valley, nestled in unspoilt nature and situated at an altitude of around 1,350 meters. Here you will find a place that promises absolute peace and tranquillity, yet is still easily accessible. The location is known above all for the Lago di Tret, a picturesque mountain lake at 1,604 meters, which can be easily reached on foot in about 30 - 45 minutes, by mountain bike in just 15 minutes and invites you to relax in summer as well as in winter.

The area around Plaze di Tret is a paradise for nature lovers and active vacationers. Hiking trails, cycle paths and snowshoe routes start right on the doorstep and lead through dense forests, flowering alpine meadows and to impressive vantage points with views of the Ortler group. Thanks to the altitude, the climate is pleasant in summer, while snow-covered landscapes provide an authentic mountain ambience in winter.

In addition to the idyllic seclusion, the most important facilities are not far away: stores, banks, schools and medical care can be found in nearby Fondo. The famous spa town of Merano/Meran can be reached in around 40 minutes and the provincial capital of Bolzano/Bozen in around an hour. Plaze di Tret thus combines the best of both worlds - the originality and tranquillity of an alpine retreat with the proximity to the cultural and tourist attractions of South Tyrol and Trentino.

Plaze di Tret is therefore the ideal location for anyone looking for an exclusive hideaway surrounded by nature, whether as a vacation residence, second home or retreat from everyday life. Here, tranquillity, authenticity and the experience of nature are combined with excellent connections and a high recreational value.



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## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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Drususallee 265/Viale Druso 265, 39100 Bozen/Bolzano (BZ)

**Tel.:** +39 0471 20 90 20

**E-Mail:** bozen@von-poll.com

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