

A CORNER OF PARADISE

Situated a stone's throw from the crystal-clear sea of the Ligurian Riviera and among the hills of the ancient and strikingly beautiful marine village of Cavi di Lavagna, Nuovo Borgo combines all the beauty of nature with the ease of being just a few kilometres from Portofino and Santa Margherita.

As well as the pure waters, which have been awarded the Blue Flag on many occasions, Cavi Borgo offers all the facilities of the most renowned tourist towns: full immersion in unspoilt backdrops, cliff face climbing, paragliding, sailing, horse riding, mountain biking, yoga, shopping and night life.

Book an appointment today! A Values Real Estate consultant is always available to help you discover Nuovo Borgo.



advertendo®

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VALUES
REAL ESTATE

NUOVO BORGO



PRESTIGE ISN'T A LUXURY

Nuovo Borgo is the ideal residential solution for those looking for a prestige apartment close to the sea. Located in the stunning setting of the Gulf of Tigulio, the largest sandy bay along the Liguria coastline, Nuovo Borgo is a new five-storey building comprising 39 apartments and 5 commercial units (located on the ground floor).

These apartments will satisfy any living requirement with spaces available ranging from 80 m² to over 130 m². The entire building has been built by Values Real Estate in complete harmony with the beautiful surroundings, resulting in a perfect fusion between the most modern architectural solutions and local traditional style.



QUALITY AT THE HEART OF THE HOME

All of the apartments in Nuovo Borgo contain state-of-the-art solutions:

- The load bearing structure made from reinforced cement with beam frame conforms to the strictest anti-seismic standards.
- The double skin concrete perimeter walls with air chamber are equipped with excellent thermal and acoustic properties.
- The internal dividing walls are made from double walls filled with insulation.
- The pitched roofs and lofts are made from na-

tural wood beams covered with slate from the Lavagna valley.

- The flooring and covering of all areas, except the bathrooms, is in carpet or Carrara marble, whether venato, bardiglio or another type.
- The sheet steel fixtures, from the main entrance doors to the apartment doors, guarantee maximum protection. The internal doors, windows and patio doors found in each apartment are all made of wood.
- The attic accommodates unique apartments lit by large attic windows that reflect the style of classic Genoese palaces.

THE OPPORTUNITY YOU'VE BEEN LOOKING FOR

On a seafront characterised by magnificent Ligurian homes made with state-of-the-art structural characteristics and prestige materials, the Nuovo Borgo residences are an excellent investment opportunity for those looking for a balance of construction quality, a renowned setting and appropriate pricing.

Given its central location, Nuovo Borgo is the main location around which the social life of Borgo Cavi is centred, the most magnificent corner of the Municipality of Lavagna.

The ground floor of the building is earmarked for small commercial properties in the porticoes, which will create a backdrop for the new pedestrian piazza, paved in local stone according to Ligurian tradition.

