



Italien Hauskauf
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

Terraced villa with sea view, garden and large terrace | Real estate Sardinia



IT-0ZZ0-KA

07028 Santa Teresa Gallura
Italy



Data overview

Type of property	House
Kind of property	Villa
Postcode	07028
Country	Italy
City	Santa Teresa Gallura
Additional geographical information	Sardinia
Living space	approx. 107 m ²
Number of rooms	4
Plot size	approx. 200 m ²
Number of bedrooms	2
Number of bathrooms	2
Asking price	448.000,00 €
Brokerage	for the buyer 4,88 % incl. VAT
Condition	Well maintained
Contact person	Real Estate Italy A company of RustiCasa Concept Nicole Siedersberger-King Lierstraße 8 80639 München E-Mail: info@real-estate-italy.com Homepage: www.real-estate-italy.com



Description

Terraced villa with sea views and a magnificent terrace.

The villa features two separate levels, each with its own living room, bedroom and bathroom.

The ground floor houses the kitchen and a large, glazed terrace.

The lower level offers a very spacious and private guest area with access to a private terrace.

Oriented towards the east, west and south, the villa boasts expansive views of the sea and surrounding landscape, as well as vistas of both sunrises and sunsets.

The property is in excellent condition, having undergone a complete, certified renovation that fully complies with all regulations.

The plot is fully fenced, ensuring a pleasant level of privacy.

This property represents an excellent opportunity, whether as a comfortable home in a prime location or as a profitable holiday rental.

The property's strategic location makes it ideal for several reasons: the marina and beach at Porto Pozzo are just a five-minute walk away and all essential amenities are within easy walking distance. The village offers a supermarket, gas station, pharmacy, grocery store, four bars, four restaurants, an ice cream parlor and a bakery.

The area is developing rapidly: the marina is currently undergoing a complete renovation and a golf course is set to open just four kilometers away.

The property is being sold fully furnished and ready to move in.

Further information and floor plans are available upon request.

For more offers please consult our web site www.real-estate-italy.com.

Location

Porto Pozzo, Santa Teresa Gallura, Sardinia.



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Distances:

Palau 12 km,

Santa Teresa Gallura 9 km,

Olbia 45 minutes by car.



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Your contact person

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