

Villa for Sale to Olbia : cugnana



500 square meters | : 12 | : 10 | : 18

This modern luxury villa is for sale overlooking the bay of Porto Rotondo, developed on 3 levels for a total internal surface area of 500 m2. It is surrounded by 5400 m2 of land, where there is a magnificent panoramic swimming pool area with a view of the crystalline sea of the Costa Smeralda. The subject of a careful renovation completed in 2023, the structure boasts the presence of solar panels, charging columns and systems for the recycling and purification of rainwater.

This modern structure for sale arises from the restoration of an ancient Gallura Stazzo, a building that testifies to the culture and agro-pastoral history of the Gallura region, in Sardinia. Built using local materials such as granite and wood, the Stazzi are characterized by a compact structure with thick walls, suitable for climatic variations, and with the roof that extends forward to create a sheltered and shaded space, known as "lu verandu".

The villa, currently used as an accommodation facility, offers 14 rooms, each with independent entrance, kitchen, bathroom and veranda or terrace. The internal spaces are also carefully designed to accommodate people with disabilities. The large outdoor veranda area is ideal for outdoor lunches and dinners and for finding shelter from the sun during the hottest hours and enjoying moments of maximum relaxation with a view of the splendid sea of the Costa Smeralda. In the basement there are other service spaces including a warehouse-laundry and technical rooms.

In the garden there is a large latest generation swimming pool, with a water heating system and a hydromassage tub.

The property is surrounded by land of over 5000 m2, characterized by the typical Mediterranean landscape, rich in vegetation, which extends to the coast and the sea just a few minutes away.

Certifications

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Property details

---> Codice <---: Sardegna	---> Motivazione <---: Sale
---> Tipologia <---: Villa	Region: Sardegna
---> Provincia <---: Sassari	---> Comune <---: Olbia
---> frazione <---: cugnana	---> Prezzo_Richiesto <---: € 3.500.000
---> Totale_mq <---: 500 square meters	---> camere <---: 10
---> bagni <---: 12	---> Locali <---: 18
: 3	: Yes

Features

Terrace: 100 m ²	Tv Antenna: Autonomous	Porch: 50 m ²
Tv SAT: Autonomous	Air-Conditioned	Telephone System
Wiring: Up to standart	Jacuzzi	Shower
Predisposition for Alarm		

Nearby

Gyms	Spa	Football Fields	Fitness Centers
Tennis Courts	Playgrounds	Railway Station	Public Transport
Kindergarten	Elementary Schools	Schools	High Schools
Cafe	Post Offices	Shopping Centers	Municipal Offices





