

# Sardegna

## Golfo Aranci

Ref. 6143: This exclusive villa in Golfo Aranci, Sardinia, is set to be built soon, offering a unique opportunity to invest in a luxury home in a prime location.

Asking Price: € 990.000



# Description

This exclusive villa in Golfo Aranci, Sardinia, is set to be built soon, offering a unique opportunity to invest in a luxury home in a prime location. The villa combines modern design, high-end finishes, and breathtaking sea views.

The property will be developed on a 300 m<sup>2</sup> plot and will feature three spacious bedrooms, two modern bathrooms, a stylish living room with an open-plan kitchen, two large verandas, and a private parking space. The future owner will have the possibility to customize certain aspects of the layout and finishes.

The location is ideal, just 150 meters from the idyllic Cala Spada beach and close to all essential amenities. The Port of Golfo Aranci is only 1.5 kilometers away, while Olbia's airport and port are 20 kilometers away. Restaurants, supermarkets, and medical facilities are all within easy reach.

There is also the option to divide the villa into two separate apartments: a ground-floor unit with a private garden and an upper-floor unit with a solarium. The villa will be built using high-quality materials, including energy-efficient windows and underfloor heating. Air conditioning, home automation, and a security system can also be integrated as additional features.

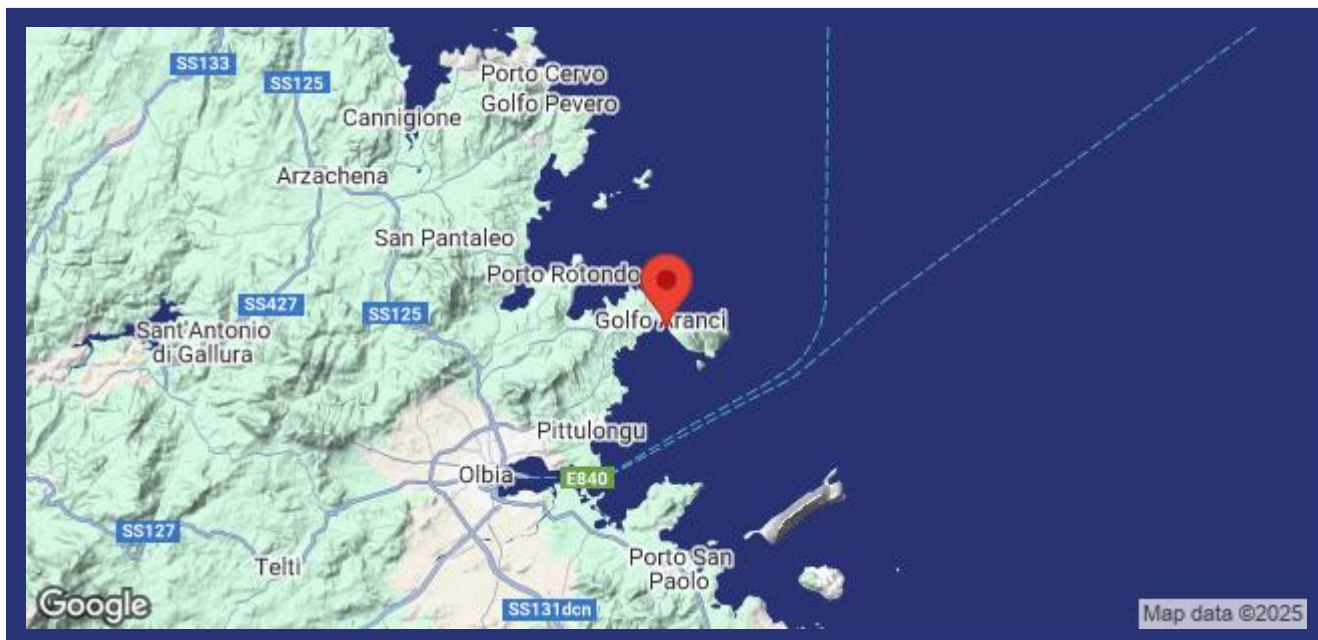
This is a rare opportunity to create a tailor-made new-build villa in an exclusive setting. Contact us for more information or to schedule a consultation.

# Pictures





# Location & Details



(Map does not indicate the exact location of the property)

- Reference: 6143
- Villa/Farmhouse
- Seaview
- 0.15 km to Sea
- 1 km to Village
- Garden
- Terrace
- Central Heating
- Airco
- Garage: Parking Space
- Pool: Yes
- Asking Price: € 990.000
- Floorspace: 138 m<sup>2</sup>
- SQM Plot: 250 m<sup>2</sup>
- Bedrooms: 3
- Bathrooms: 2
- Rental Potential: Very good
- Condition of the Property: Newly built
- Status: Available

# Information

## Information about the purchasing process.

Please contact our agency for more information on the purchasing process.

## About ItaliaCasa

ItaliaCasa is a fully accredited Italian real estate agency, specialized in the assistance of foreign property buyers in the most beloved parts of Italy. We combine the best of two worlds. Firmly settled in Italy, we do not forget our northern European roots. Our multilingual representatives in Italy are a guarantee for a perfect understanding of the local market conditions. We understand our international clients as we do understand the Italian way of doing business. This enables us to offer to our clients the best possible assistance during the buying process.

## Why choose for ItaliaCasa?

A successful purchase in Italy does not end with the finding of the right property on a web site. Especially nowadays an interested buyer can find many intermediaries and web portals through which foreign properties are being offered for sale. Often these type of companies lack any knowledge of Italian real estate, the market situation and the legal system in Italy. It is important to choose an officially registered agency who not only knows their properties, but also can properly facilitate the entire buying process with its expertise. According to ItaliaCasa this is when the important part only begins. The completion of the purchase is the work of specialists who know where problems can arise and which matters require extra attention during the purchase. All land registry, legal and permit aspects are being mapped so the interests of the client are optimally being looked after. The end result is a purchase without worries!

## More Information or Questions?

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