Sardegna

La Caletta, Posada

Ref. 6548: Modern semi-detached new-build home just 500 metres from the beach, featuring a private garden, two bedrooms, two bathrooms and a spacious rooftop terrace. Perfect as a holiday home, permanent residence or investment.
Asking Price: € 295.000



Description

An incredibly attractive property in Sardinia, with completion and move-in scheduled for as early as October. Discover this modern, semi-detached new-build home in a peaceful location, just 500 metres from the beach and the distinctive historic watchtower. Here, you can enjoy the perfect combination of comfort, privacy and the relaxed Mediterranean lifestyle. Whether you're looking for a permanent home, a comfortable holiday home or an attractive investment property for letting, this property offers excellent opportunities.

With a living area of approximately 90 to 110 m², the property features a practical and attractive layout. The light-filled living area with open-plan kitchen forms the heart of the house and opens directly onto the garden. Thanks to the large windows, plenty of natural light floods in, creating a seamless transition between indoors and outdoors.

The property features two comfortable bedrooms and two modern bathrooms, providing ample space for a family, guests or working from home. Surrounding the property is a well-maintained private garden of approximately 150 m², ideal for relaxing, al fresco dining or installing your own swimming pool to make the most of the sunny climate.

A particular highlight is the spacious roof terrace with solarium, accessible via an external staircase. This exclusive outdoor space is equipped with connections for television, water and gas, and is the ideal spot for long summer evenings, an aperitif at sunset or relaxing under the starry sky.

Thanks to the modern heat pump, the property is energy-efficient and comfortable in both summer and winter. Furthermore, the property is accessible to people with reduced mobility.

The location is particularly attractive. The beach is just a few minutes' walk away, whilst everyday amenities such as shops, restaurants and lively terraces are easily accessible. The international airport and the ferry terminal are easily accessible, making the property very practical for both owner-occupiers and overseas owners.

This contemporary property combines a peaceful living environment with proximity to the sea, nature and amenities. An ideal place for those who wish to enjoy the Mediterranean lifestyle all year round or are looking for a sound investment on the coast.

Features

- New-build semi-detached house
- Living area approx. 90–110 m²
- Private garden approx. 150 m²
- Potential for a private swimming pool
- 2 bedrooms
- 2 modern bathrooms
- Bright living room with open-plan kitchen
- Large roof terrace/solarium

- Connections for TV, water and gas on the roof terrace
- Heat pump for heating and cooling
- Suitable for permanent residence or holiday use
- Accessible for people with reduced mobility
- Quiet residential area
- Just 500 metres from the beach
- Good rental potential
- Good access from the airport and ferry terminal

This is a fast-moving project, as one of the two units was sold immediately and the other is also currently on the market with third parties.
Privacy is provided by a low white wall, some hedgerow and a beautiful existing olive tree.

Pictures

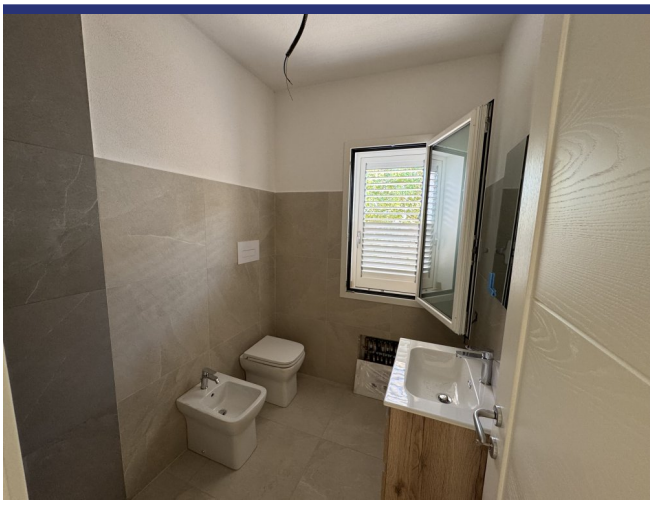


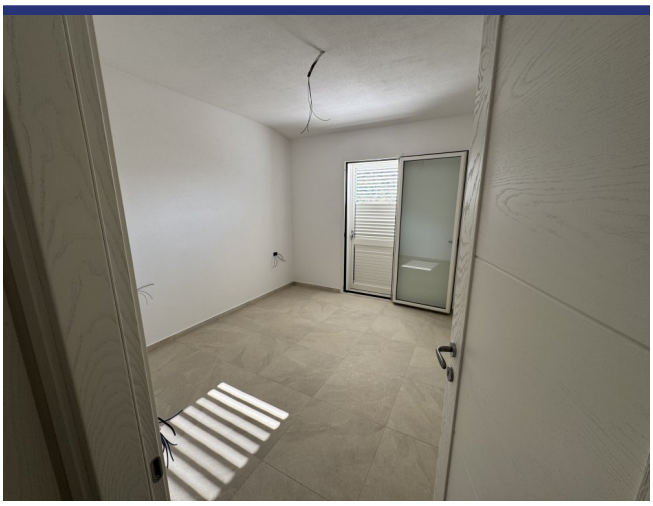








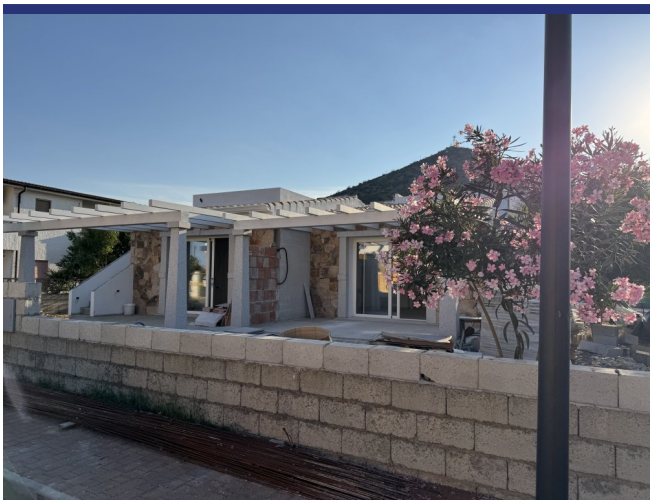







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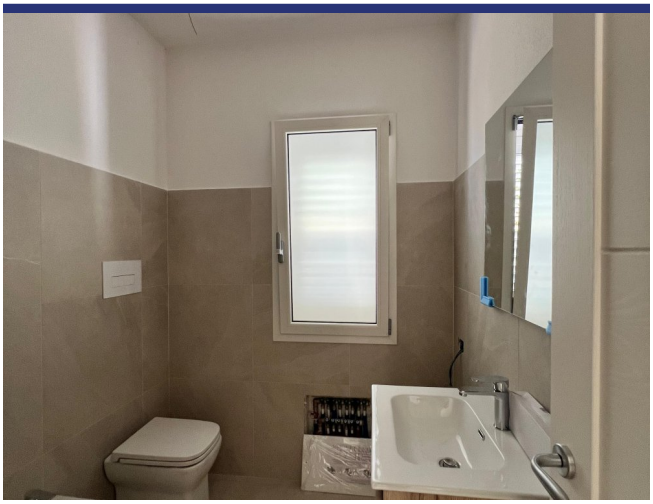


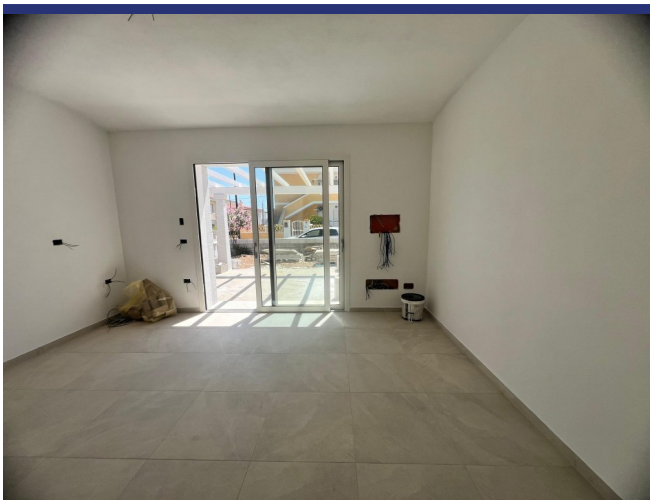








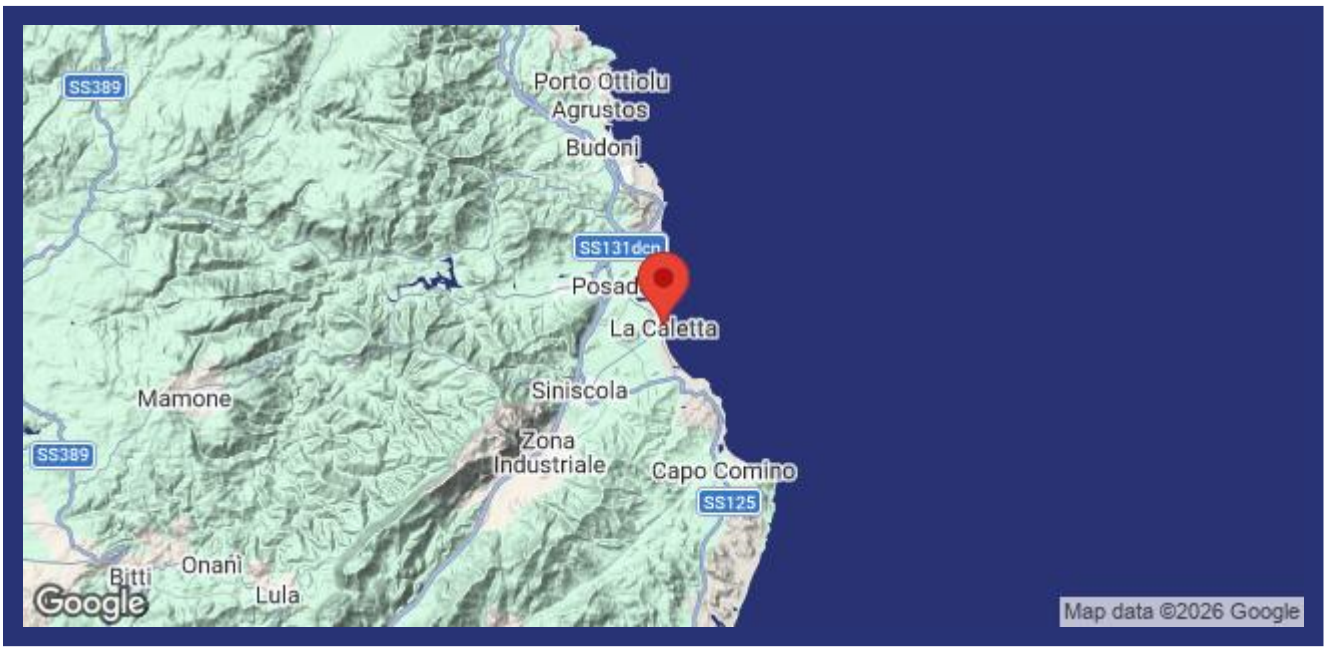








Location & Details



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

- Reference: 6548
- Villa/Farmhouse
- Apartement/In borgo
- Village House/Cottage
- Panoramic View
- 0.5 km to Sea
- 0.6 km to Village
- Garden
- Terrace
- Airco
- Garage: Parking Space
- Pool: To be realised
- Asking Price: € 295.000

- Floorspace: 100 m^2
- SQM Plot: 250 m^2
- Bedrooms: 2
- 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 a 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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