Sardegna

San Teodoro

Ref. 6338: San Teodoro – Lu Fraili di Sopra Exclusive villa in an oasis of peace, overlooking the lagoon and sea, with pool, garden, and total privacy. Just minutes from stunning beaches and Olbia. Comfort, charm, and the perfect place to live or invest in Sardinia.
Asking Price: € 2.500.000



Description

We are talking about an elegant structure composed of 3 levels, immersed in an oasis of tranquillity, with open views over the lagoon and suggestive glimpses of the sea. The entire property stands on a private plot that has been carefully landscaped down to the smallest detail, enriched by a beautiful 95-square-metre swimming pool, a solarium area, a private garden of approximately 2650 square metres, an equipped barbecue area and reserved parking spaces.

The residence has been designed to offer maximum comfort, privacy and versatility. Each level has an independent entrance and exclusive outdoor spaces - including balconies, verandas and terraces - designed for enjoying the outdoors to the full, in an ideal climate for much of the year.

The internal composition is distributed as follows
we find 3 levels, 8 living areas with kitchen, 12 bathrooms, and 17 rooms including double and twin rooms, 7 verandas and 1 balcony.
the basement floor houses 3 kitchens, 7 bedrooms and 7 bathrooms and 2 verandas with a total of 290sqm;
the ground floor houses 3 kitchens, 6 bedrooms and 3 bathrooms and 2 verandas with a total of 210sqm;
the first floor houses 2 kitchens, 4 bedrooms and 2 bathrooms and 2 verandas with a total of 130sqm;

This villa maintained in excellent condition, already operating as an accommodation facility, has a loyal clientele and excellent reviews. A turnkey proposal for those seeking a secure and profitable investment in the Sardinian tourist market. But that's not all: the property also lends itself perfectly to being a prestigious private residence, or a small charming resort.

The location is simply perfect: we are a few minutes' drive from the area's most beautiful beaches - La Cinta, Lu Impostu, Cala Brandinchi, Puntaldia - and only 20 minutes from Olbia, with its port and international airport.

In summary: panorama, tranquillity, potential and versatility. This villa is a rare opportunity for those who want to invest intelligently in Sardinia, without compromising on quality.

Contact us today for detailed information, returns and to book an on-site visit.

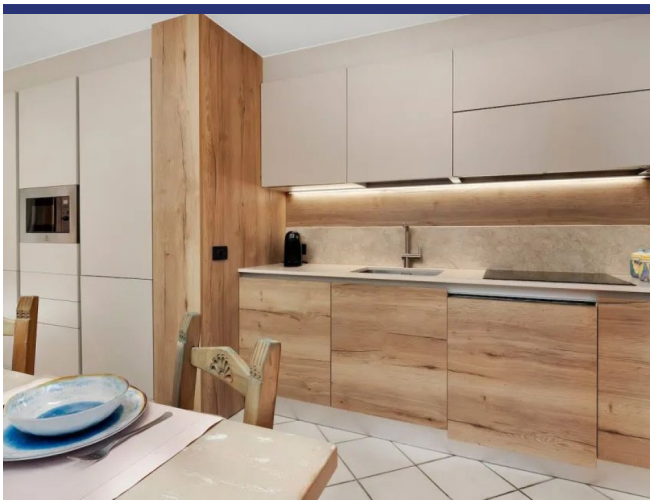
Pictures



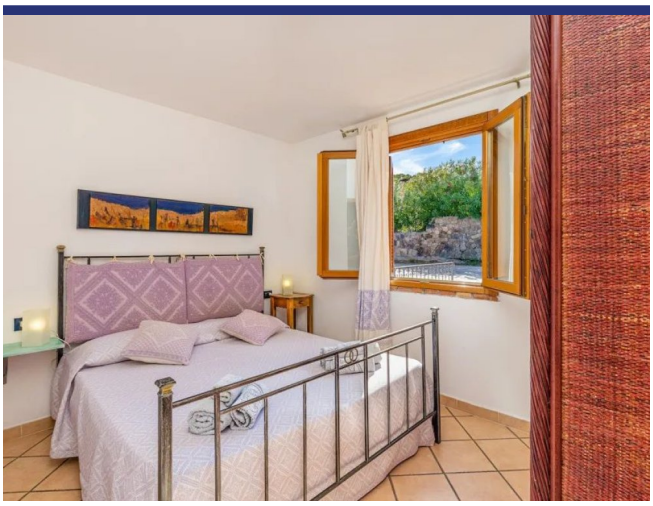


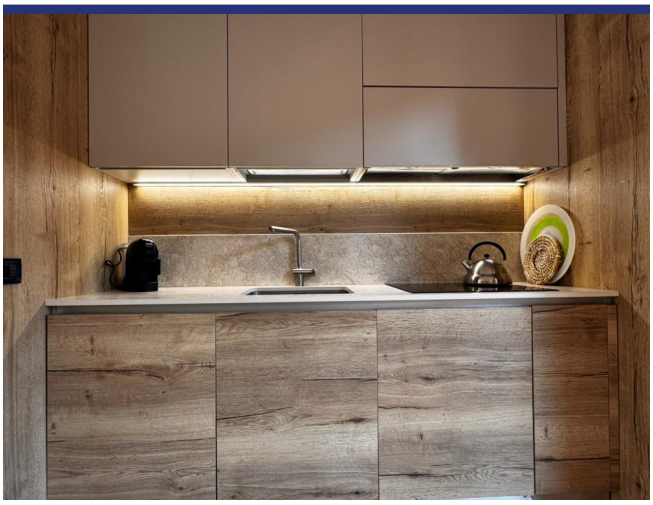
























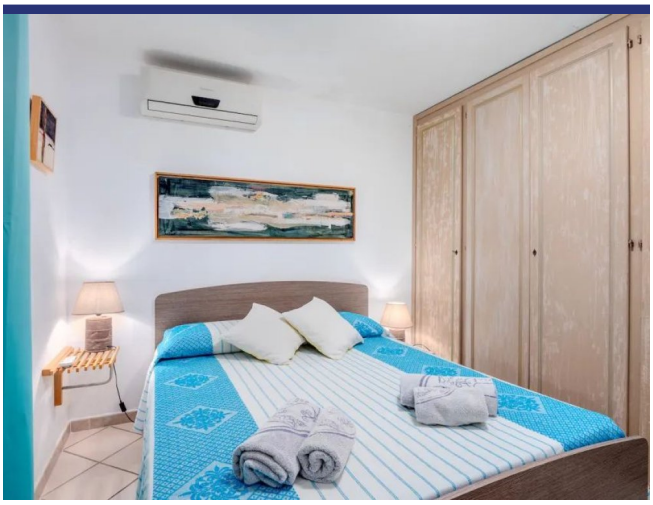






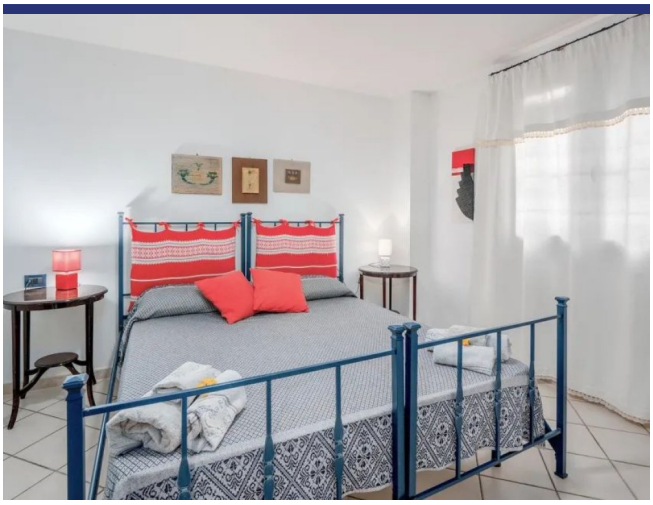


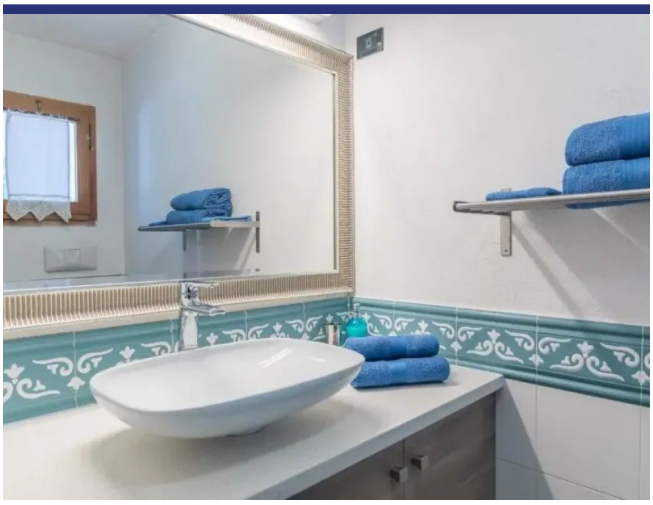


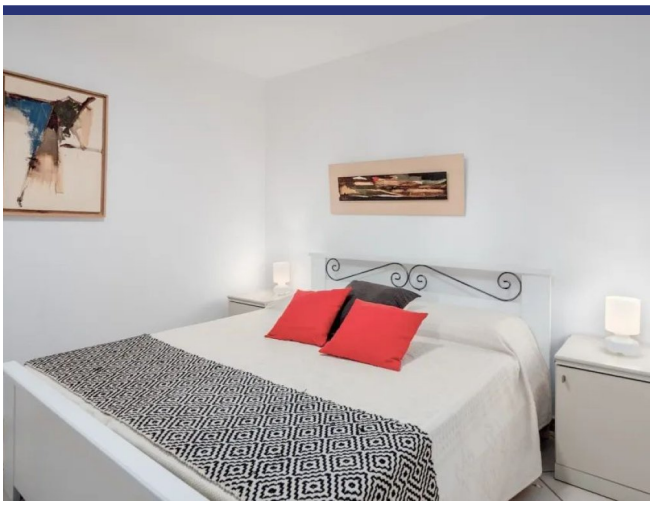




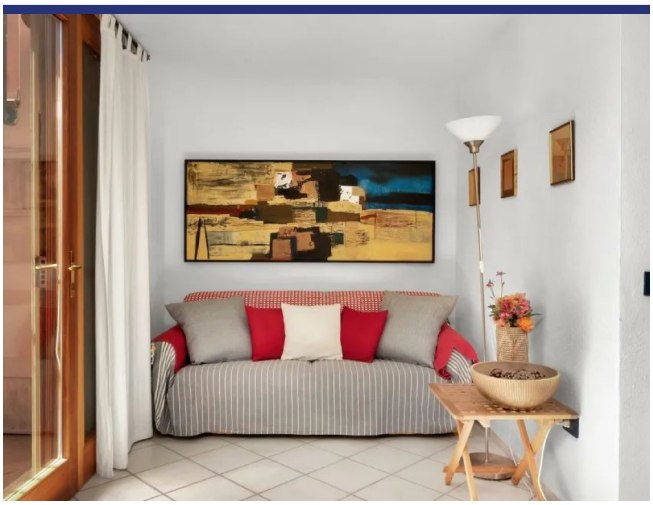


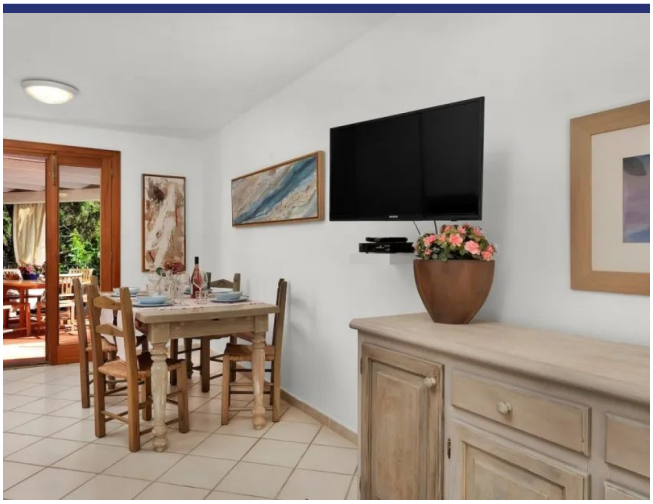




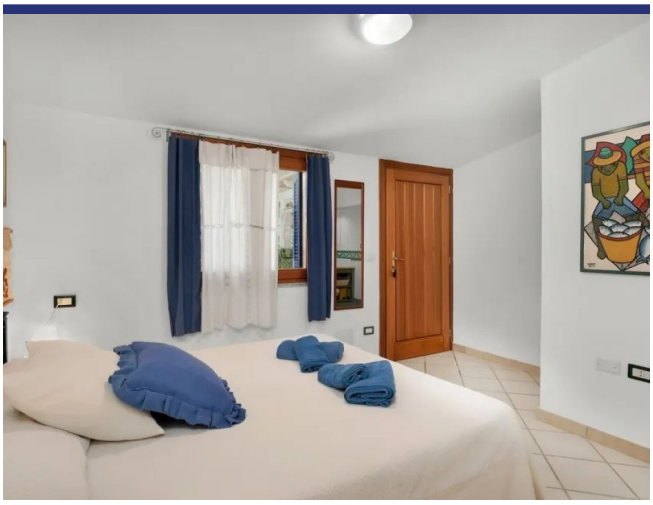


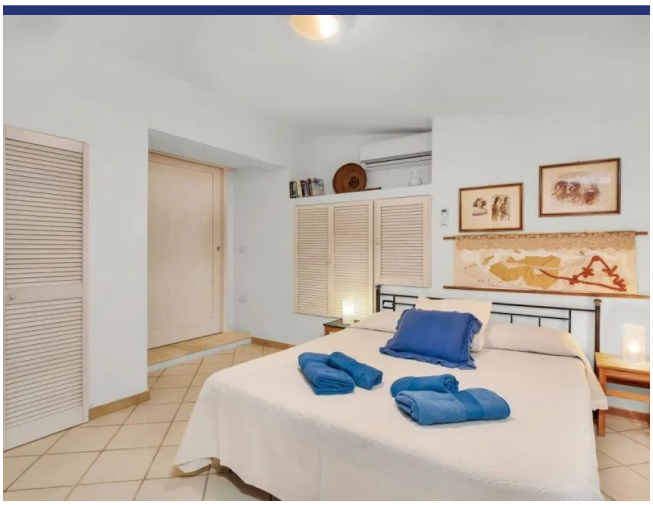


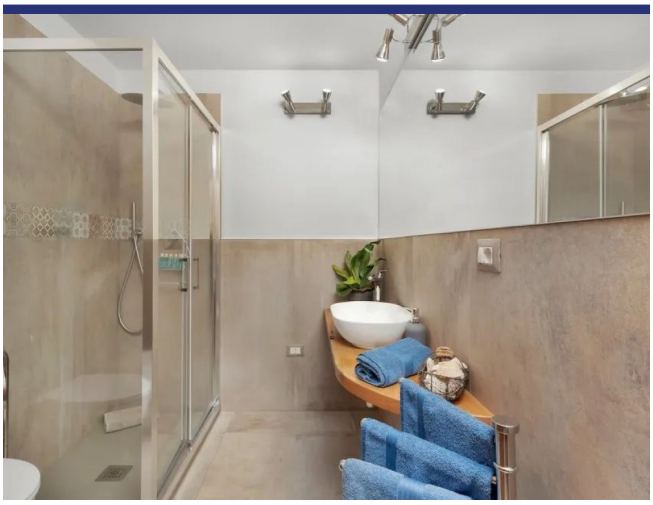


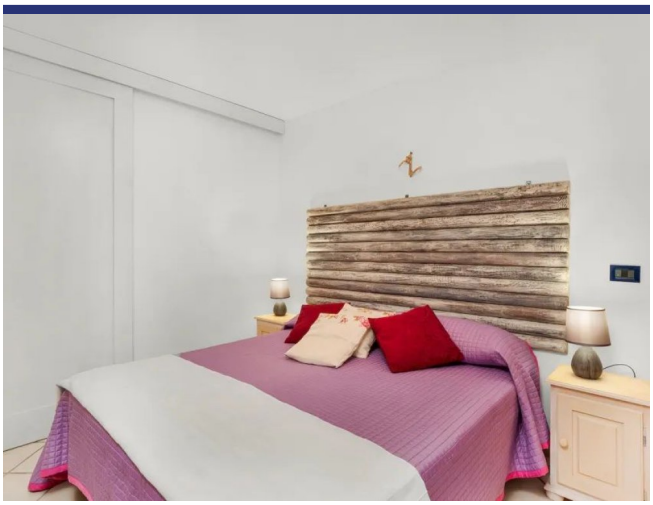












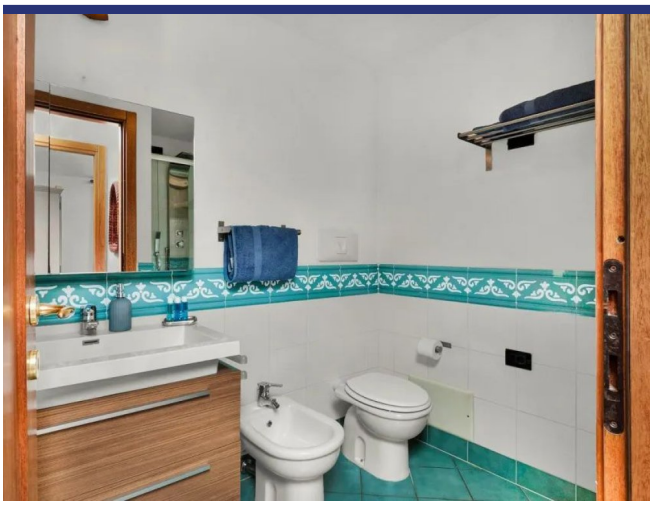


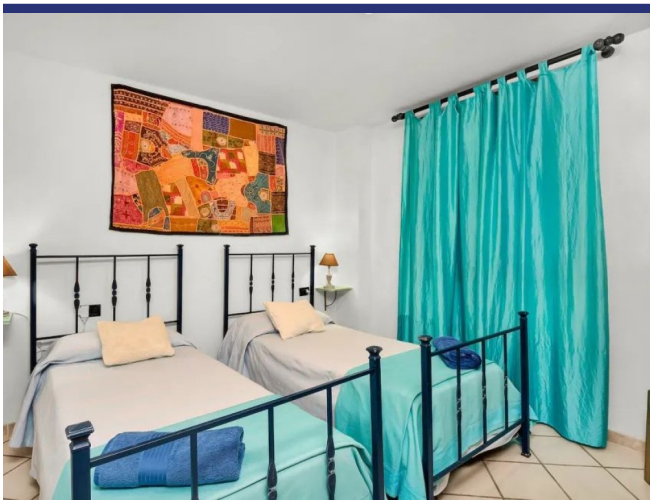














Location & Details



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

- Reference: 6338
- Villa/Farmhouse
- Apartement/In borgo
- B&B/Agriturismo
- Seaview
- Panoramic View
- 2.5 km to Sea
- 4.5 km to Village
- Garden
- Terrace
- Balcony
- Central Heating
- Airco
- Garage: Parking Space
- Guesthouse: Yes
- Pool: Yes
- Asking Price: € 2.500.000

- Floorspace: 600 m^2
- SQM Plot: 2650 m^2
- Bedrooms: 21
- Bathrooms: 12
- Rental Potential: Very good
- Condition of the Property: Very good
- Status: Sold

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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