

# Sardegna

## Santa Teresa Gallura

Ref. 5451: Villa Tramonto is a prestigious villa for sale in Sardegna with incredible sunset views.  
Asking Price: € 1.600.000



# Description

Villa Tramonto is a prestigious villa for sale in Sardegna, just 150 meters from the beach and with incredible sunset views. The villa has a modern style. The villa is divided on two floors, organized into four bedrooms, one large living area, four bathrooms, large outdoor spaces and two parking spaces.

The villa is surrounded by a garden of 1135 mq, composed of lawn and Mediterranean scrub vegetation and is the perfect setting for this architectural marvel. There is also an infinity pool overlooking the sea, equipped with a glass side for a dramatic effect where you can spend relaxing moments and enjoy the breathtaking view stretching before your eyes. The area, while surrounded by nature, offers services such as restaurants/bars, one of which is equipped with tennis courts and a convenience store.

Villa Tramonto is located near Santa Teresa Gallura, a village of about five thousand inhabitants, which in summer becomes a very animated with trendy clubs and live music. Specifically, the villa is located in Santa Reparata, a hamlet of the municipality of Santa Teresa, known for its granite cliffs and the bay of Santa Reparata. Very close you can also find the Coves of Santa Reparata, which are real natural pools, ideal for snorkeling.

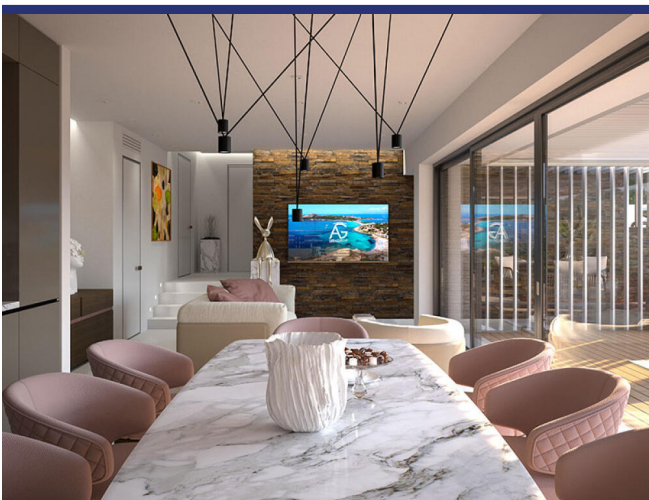
Villa Tramonto is located near:

- Olbia Airport: 65 km
- Alghero Airport: 130 km
- Santa Teresa Gallura: 2.5 km
- Capo Testa: 4 km
- Port of Santa Teresa Gallura: 5 km
- Port of Palau: 25 km
- Port of Olbia and Golfo Aranci: 60 km
- Medical Guard: 3.5 km
- Supermarkets: 60 m
- Restaurants: 150 m
- Coves of Santa Reparata: 400 m

# Pictures











# Location & Details



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

- Reference: 5451
- Villa/Farmhouse
- Seaview
- 0.1 km to Sea
- Garden
- Terrace
- Central Heating
- Airco
- Garage: Parking Space
- Pool: Yes
- Asking Price: € 1.600.000
- Floorspace: 210 m<sup>2</sup>
- SQM Plot: 1250 m<sup>2</sup>
- Bedrooms: 4
- Bathrooms: 4
- Rental Potential: Very good
- Condition of the Property: Newly built
- 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 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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