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Coldwell Banker Immobiliare Costi&Partners

Corso Umberto I 148 - 07026 Olbia

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Villa for Sell in Olbia - Area: Cugnana

📍 Via Casagliana, Sassari, 07026 (SS)

1.600.000€



Contact info



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Description

Villa for sale. Imagine waking up every morning surrounded by the pristine beauty of Sardinian nature, with the gentle sound of the wind among the olive trees and a panoramic view that sweeps over the crystalline sea and the rolling hills of the Costa Smeralda. This exclusive villa, located in one of the most prestigious locations in Sardinia, “Collina di Casagliana”, offers you the opportunity to live a dream.

The property, built in 2018, is a perfect combination of modern elegance and Sardinian tradition. The design, inspired by the historic Stazzi Galluresi, reflects the simplicity and charm of local rural homes, while offering every contemporary comfort. The visual impact is extraordinary: a hilltop position that dominates the scene with a breathtaking view of the sea and the lush surrounding hills. Here, every detail is designed to offer serenity and well-being, starting from the magnificent Bio-Design heated swimming pool, made of sand and resin, a luxury oasis where you can relax between a hydromassage, waterfall and water that gently grows in depth. An exclusive corner where you can feel pampered by the panorama, comfort and natural beauty just a few kilometers from the airport and port of the city of Olbia.

The villa is spread over 317 commercial square meters, distributed over 10 elegant and functional rooms. With 5 bedrooms and 4 bathrooms, it is perfect for a family looking for large spaces and a life of tranquility and luxury. Each room is tastefully furnished, all designed to integrate harmoniously with the surrounding landscape. The modern and well-equipped kitchen is open to the living area, creating a welcoming atmosphere that invites conviviality. The living room leads to the terrace, where you can enjoy moments of pure relaxation, sipping an aperitif and admiring the spectacular view of the sunset over the sea.

The 10,000 m2 land, enriched by about 250 olive trees in production, offers you the possibility of cultivating your own vegetable garden or a fruit garden, immersed in the typical Mediterranean scrub. Every corner of this garden is cared for in the smallest details, creating a perfect refuge for those who love nature and tranquility. A true corner of paradise where every day you can feel a little further away from the world, while being just a few minutes from the beauties of Olbia and the most exclusive beaches of the Costa Smeralda.

The villa, which boasts an A4 energy class Inverter heating and cooling system, is an example of energy efficiency, with unparalleled comfort. The class B annex is ideal for guests or for those who want extra space. In addition, the property is completely fenced and equipped with an automatic gate, ensuring privacy and security. The artesian well with a 12,000 cubic meter water reserve ensures sustainable management of natural resources, while the fiber optics, the alarm system connected to the Mondialpool and other advanced technological solutions guarantee a modern and safe life.

This villa is not just a house, it is a life experience that will allow you to rediscover the pleasure of living in harmony with nature, without giving up any of the comfort and beauty that the modern world can offer. A dream villa, ready to welcome you. Do not miss the opportunity to make this wonder your private refuge in Sardinia.

Details



Property ID: CBI040-778-10511



Surface: 317.00 m²



Rooms: 10



Garden: Privato, 10.000 sqm



Bathrooms: 4



Energy Class: A4



Bedrooms: 5

Property Features



Floor: Ground floor



Conservation status: Excellent



Current condition: Free upon deed



Surface: 317.00 m²



Rooms: 10



Bedrooms: 5



Bathrooms: 4



Kitchen: Exposed



Position: Touristic



Balconies: Presente



Parking space: Uncovered



Garden: Private, 10.000 sqm



Terrace: Present

Images







