



Italien Hauskauf
EIN UNTERNEHMEN VON RUSTICASA CONCEPT

New building! Villa in Palau with sea view and pool, excellent quality in a top location|Real estate Sardinia



IT-S2002-KA

Seaview
07020 Palau
Italy



Data overview

Type of property	House
Kind of property	Villa
Postcode	07020
Country	Italy
City	Palau
Additional geographical information	Sardinia
Living space	approx. 99 m ²
Number of rooms	4
Plot size	approx. 250 m ²
Number of bedrooms	3
Number of bathrooms	2
Asking price	730.000,00 €
Brokerage	for the buyer 4,88 % incl. VAT
Condition	First occupancy
Contact person	Real Estate Italy A company of RustiCasa Concept Nicole Siedersberger-King Lierstraße 8 80639 München E-Mail: info@real-estate-italy.com Homepage: www.real-estate-italy.com



Description

VILLA WITH SEA VIEW, GARDEN, POOL, PALAU.

Detached villa with stunning sea views, large private garden and swimming pool. 3 bedrooms. Luxury condominium. New construction. Walking distance to sea and shops. Energy class A.

Welcome to a brand new and exclusive residence in one of the most sought-after areas of Palau, with stunning sea views and a luxurious private pool.

The residential units are spread over one level, with large verandas and private gardens for the two apartments on the ground floor and spacious covered terraces of 30 m² for the two penthouses on the first floor. Natural light penetrates all rooms through the large sliding windows, providing exceptional brightness, and the sea view is fully present even on the ground floor.

The apartments and villas are equipped with an armored entrance door, PVC windows, sun protection shutters with sliding doors, volumetric burglar alarm, WIFI preparation, photovoltaic system, heating and air conditioning with latest generation hydronic splits and Cerasarda floors of the "i Gioielli del Sea" brand. Energy class A+. The swimming pool represents the added value of the residence.

The location of the complex is excellent, among villas and small apartment complexes, a few steps from the shops and the center of Palau.

Each house has a car parking space and parking spaces for bicycles in the common area.

Villa 10 - Ground floor.

Villa 10 represents one of the three largest and most exclusive units in the entire complex. Free on four sides and surrounded by a lush garden, it extends on one level and offers 84 m² of interior space, 27 m² of veranda overlooking the sea, 194 m² of private land with Mediterranean essences and a private parking space. Thanks to the three bedrooms, the house can also be easily rented out to holiday guests.

There are a total of 11 units in the complex, including 3 single-family houses and 8 apartments, with prices ranging from 475,000 to 830,000 euros.

Contact us for specifications and to arrange a site visit. Completion 2025.



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For more offers please consult our web site www.real-estate-italy.com.

Location

Palau, Sardinia.



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Your contact person

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