

Villa with large plot of land in La Mendula



MAIN INFO

RIF. AR-177AT

LOCATION : Arzachena

TYPE : Villa

PRICE : From 500.000 to 650.000

Bedrooms: 3

Bathrooms: 3

Sm. Commercial: 219

Sm. Cadastral: 219

Panoramic Terraces: 2

Garage: 1

PROPERTY

In Arzachena, in the La Mendula area, we offer a detached villa on one level, with a large plot of land, completely fenced, mainly flat, with fruit trees and olive trees. From the living dining room, with an eat-in kitchen, and from the covered veranda you can admire the magnificent rocks of Monticanaglia and San Pantaleo. The sleeping area consists of three large bedrooms and two bathrooms. In the basement, there is a tavern with a fireplace and a bathroom. The land is approximately 12,000 m<sup>2</sup>, with the presence of three water wells with three large tanks of approximately 20,000 litres, which allow the property to be completely

independent and without supply problems. Arzachena, San Pantaleo, Baja Sardinia, Cannigione, Porto Cervo and the most fascinating beaches of the Costa Smeralda can be reached in a few minutes by car. The port and airport of Olbia are about 20 minutes away.

## LOCATION

## MORE DETAILS

Energy Class : Under evaluation  
Condition of the Property : Excellent  
Position : Country  
View : Open view  
Free Sides : 4  
Garden : Private  
Type of Living Area : Living room  
Type of Kitchen : Eat in kitchen  
Heating system : Independent System  
Type of Heating System : Heat Pump System  
Hot water system : Independent System  
Material of Doors & Windows : Double Glazed Pvc  
Conditions of Doors & Windows : Excellent  
Blind/Shutter : Pvc  
Flooring : Ceramic  
Bathroom flooring : Ceramic  
Terraces : 2  
Floor : ground floor and basement  
Year of Construction : 2010

## FEATURES

Electric Gate  
Double Glazing  
Double entrance  
Independent Entrance  
Storage room  
Outdoor Tables  
Veranda