

FOR SALE



Prestige Immobili

AGENCY — BOLOGNA

SANTA TERESA GALLURA — SARDEGNA

Extraordinary villa for sale in Sardinia - Santa Teresa di Gallura (SS)

€ 3.000.000

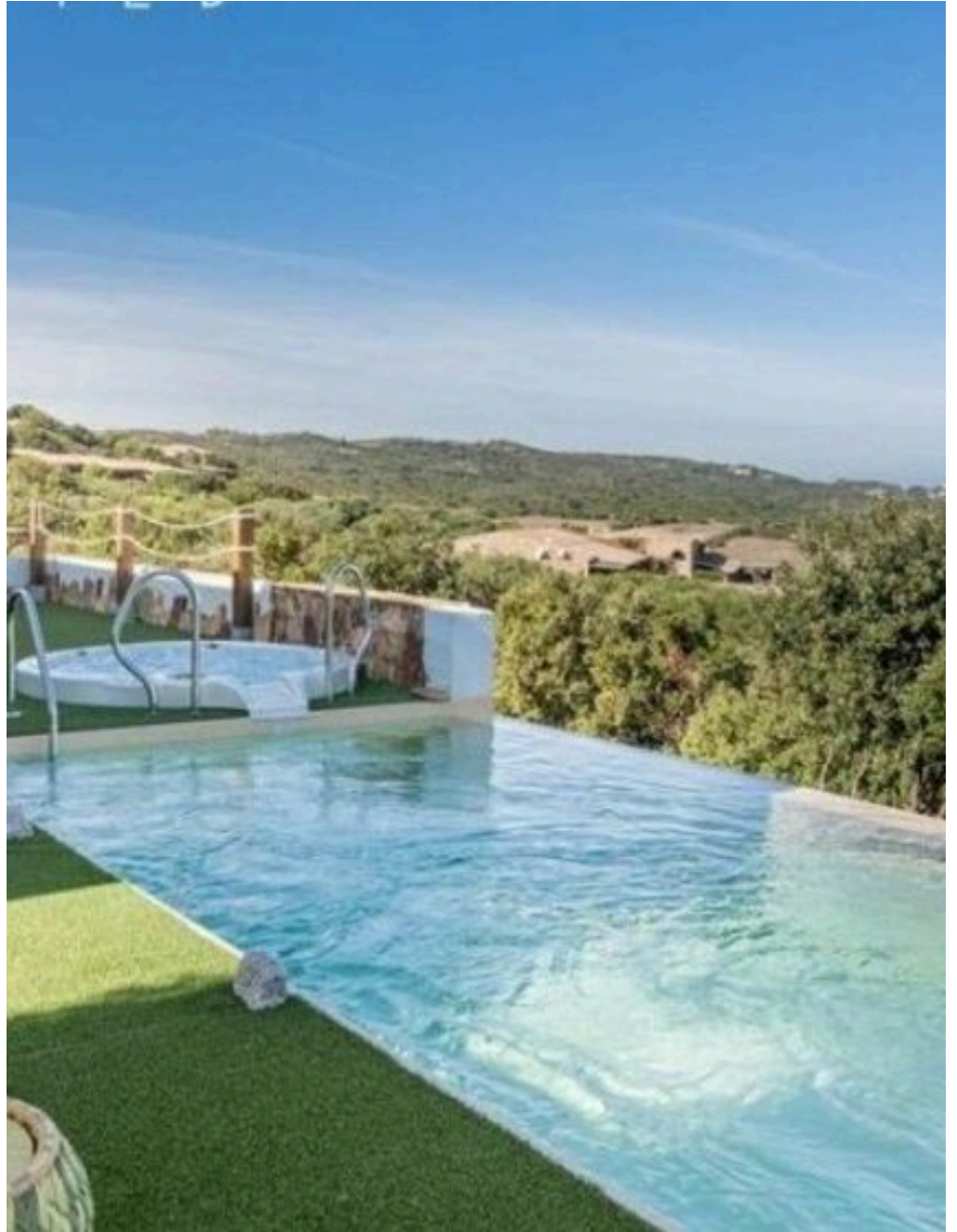
PRICE

189 m²

SQUARE METRES

5

ROOMS



DESCRIPTION

Extraordinary villa for sale in Sardinia - Santa Teresa di Gallura (SS)

In the exclusive setting of Valle dell'Erica, between Santa Teresa Gallura and Palau, we present Villa Tjtus. This luxury residence, just a few meters from the sea, stands out as an emblem of the refined Italian lifestyle. Every detail of the villa has been designed with refined taste: a spacious living area overlooking the Bocche di Bonifacio, spacious bedrooms that overlook the sea, a guest suite that guarantees them tranquility and privacy. All furnished with taste and style, offering a mix of modern and traditional elements that create a cozy and refined atmosphere. Each room is effectively air-conditioned for both summer and winter. A modern hot water system ensures hot showers even for large family groups. Villa TJTUS is equipped with a photovoltaic system with a maximum power of 6.8 KW as well as a TV system and a satellite Internet connection. The outdoor spaces are equally well-kept, there you can find relaxation and privacy. Immersed in a large private garden of about 1300 square meters, rich in typical Mediterranean vegetation, the residence

boasts an outdoor Jacuzzi, infinity pool and terrace, ideal spaces to relax while offering an unparalleled visual spectacle of the Gallura coast. The villa has all the modern conveniences in addition to three parking spaces inside the property, with private access through a motorized gate with remote control. Built in an extremely advantageous location, Villa Tjtus, allows you to reach the beach of "Licciola" in just 5 minutes on foot and by car in 10 minutes, having parking only 50 meters from the beach. Valle Dell'Erica, where sea and nature coexist in an unspoiled environment, offers multiple opportunities for eco-sustainable tourism and relaxation. You can walk along paths immersed in nature or organize mountain bike excursions to the hilltops, from which you can enjoy a magnificent view that sweeps from the Strait of "Bocche di Bonifacio", a destination coveted by the best sailors, to the Marine Protected Area of the Maddalena Archipelago, full of wonderful islands where Nature maintains its charm and History places many of its most important events....

 **189 m²**
AREA

 **5**
ROOMS

 **3**
BATHROOMS

 **€ 3.000.000**
PRICE

FEATURES



SWIMMING
POOL



EXCLUSIVE
POSITION



TERRACE



HOT TUB



PANORAMIC
VIEW



Prestige Immobili

CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.



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