



BRILAS

AGENCY — OLBIA

GOLFO ARANCI — SARDEGNA

Exclusive to Golfo Aranci - Baia Caddinas

€ 579.000

PRICE

198 m²

SQUARE METRES

5

ROOMS

The Spaces



DESCRIPTION

Exclusive to Golfo Aranci - Baia Caddinas

In the heart of Golfo Aranci, precisely in the renowned Viale Concas Caddinas, in the beautiful location of Baia Caddinas, we present a real estate opportunity of considerable interest. Only one hundred meters from the enchanting crystal clear waters and white sandy beach that characterize this bay, we offer for sale a set of commercial premises located on the ground floor and a comfortable studio apartment on the first floor. Baia Caddinas, a predominantly tourist resort and only a few hundred meters from the lively town center, is famous for its summer residential complexes and exclusive villas. It boasts its own marina and one of the most attractive beaches in the area, making it a highly sought-after destination. The properties involved in this sale, a total of five units, are harmoniously

set within a condominium that is built around a charming little square. Currently, these spaces are leased to the current managers of a restaurant business, guaranteeing an immediate income. The location is a real strong point: the proximity to the beach and the marina makes these properties ideal not only to continue or start a commercial activity that would benefit from the high tourist flow, but also offers an interesting prospect of transformation. There is indeed the opportunity to convert the commercial premises into additional apartments, maximizing the residential and income potential in one of Sardinia's pearls. This versatility makes the investment particularly attractive for those seeking a property with multiple possibilities for development in a prestigious location.

 **198 m²**
AREA

 **5**
ROOMS

 **3**
BATHROOMS

 **€ 579.000**
PRICE

FEATURES



CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.

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