



C&C House

AGENCY — CAPO D'ORLANDO

CAPO D'ORLANDO — SICILIA

Exclusive scenic land with approved villa project

€ 250.000

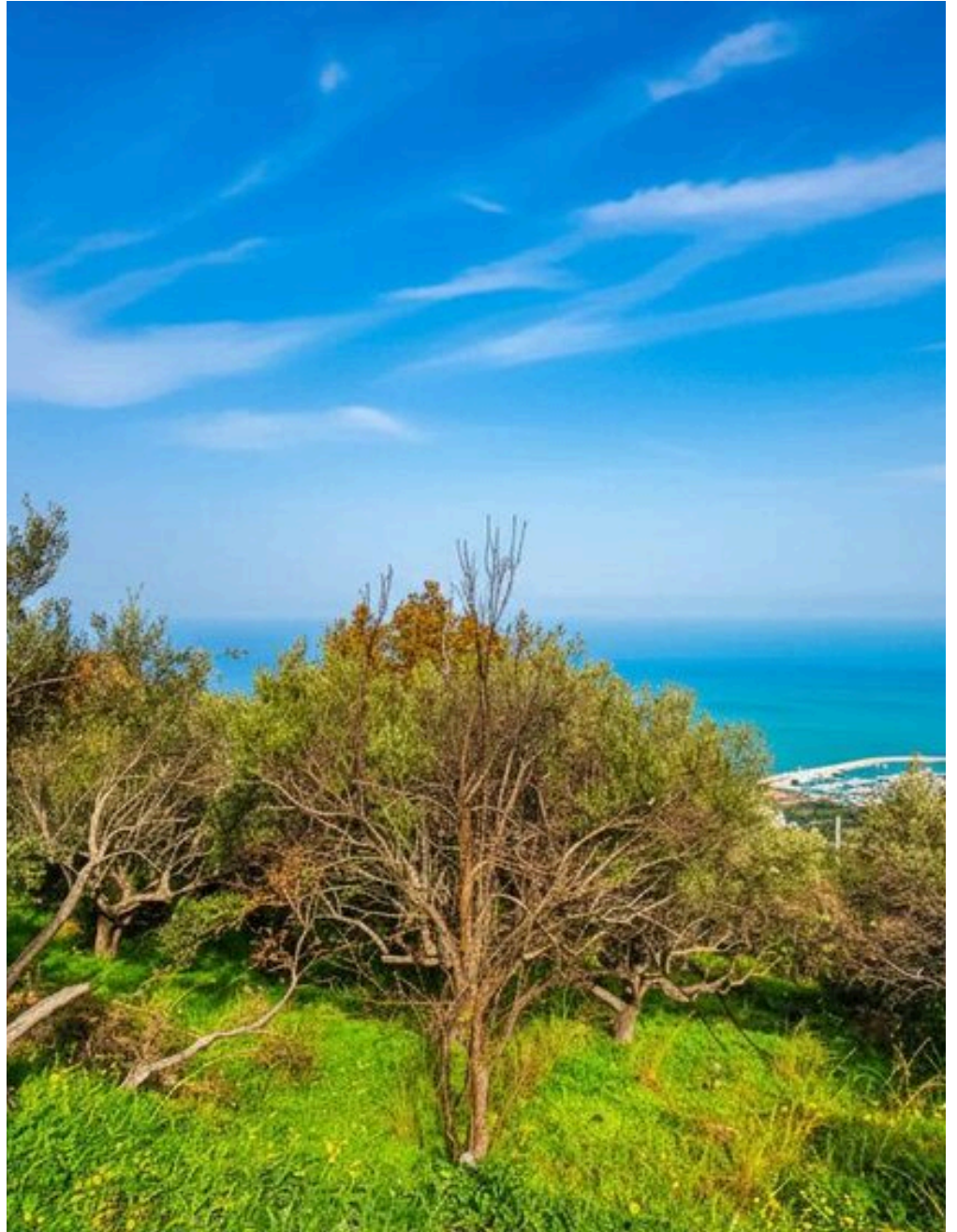
PRICE

1700 m²

SQUARE METRES

10

ROOMS



DESCRIPTION

Exclusive scenic land with approved villa project

Prestigious building plot with approved project and panoramic views of the Aeolian Islands. Located in the renowned location of Crocevia, this plot of 1,700 sqm represents the ideal opportunity to realize the single-family villa of one's dreams in an exceptional Mediterranean setting. The property is located in a high-profile residential context, characterized exclusively by detached villas, which guarantees maximum privacy and an atmosphere of total quiet, without sacrificing proximity to major services. The location of the plot is extraordinary: the view sweeps from the port of Capo d'Orlando to the entire archipelago of the Aeolian Islands, offering spectacular sunsets. This is not an isolated plot, on the contrary, it is easily accessible by asphalt road and inserted in an area of growing international interest, chosen by a foreign clientele - particularly French - who have already elected this area as an ideal destination for their prestigious residences. The added value of this proposal is the already approved project

for the construction of a single-family villa arranged on two levels. This turnkey solution bureaucratically allows to start the work in a short time, saving months of administrative procedures. The lot is already served by all primary utilities (water, electricity and public lighting) and is only 3km from the city center, perfectly combining the tranquility of the hillside with the convenience of services and social life. It is the perfect choice for those looking for an investment in an established international context and the opportunity to live in a modern home, surrounded by greenery, with one of the most iconic views of Sicily. Capo d'Orlando represents a perfect hub for exploring Sicily. The proximity to the port (4.5km) allows daily connections to the Aeolian Islands (Lipari, Vulcano, Panarea, Stromboli, Salina, Alicudi, Filicudi). The location is also strategic to reach Catania Airport and the main archaeological and natural sites, such as the Nebrodi Park, the small lakes of Marinello and the sanctuary of Tindari.

 **1700 m²**
AREA

 **—**
BATHROOMS

 **10**
ROOMS

 **€ 250.000**
PRICE



C&C House

CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.

 **PHONE**
3669362975

 **EMAIL**
cchouseimmobiliare@gmail.com

 **ADDRESS**
Via Brin 13, Capo d'Orlando, Messina