



## Seaside Residence in Villasimius, Sardinia



### Information de l'agent

Nom:	michele sirchia
courriel:	info@sardahousing.com
Nom de compagnie:	Sardahousing
Pays:	Italie
Expérience since:	2001
Type de service:	Selling a Property
Specialties:	Buyer's Agent, Listing Agent, Relocation, Short-Sale, Consulting, Other
Property Type:	Apartments, Houses, Commercial Property, Land lot, Agriculture, Other
Téléphone:	+39 (329) 074-1198
Languages:	English, Italian
Site web:	<a href="http://www.sardahousing.com">http://www.sardahousing.com</a>

### Détails de l'annonce

Propriété à:	Vendre
Prix:	EUR 3,200,000

#### Location

Pays:	Italie
État/Région/Province:	Sardaigne
Ville:	Villasimius
Adresse:	via stromboli, 4
Indicatif régional:	09049
Soumis:	10/11/2024

#### Description:

Residence Palm Village --  
excellent opportunity to invest in a thriving tourist facility ---

In Villasimius, in one of the best known seaside resorts in Sardinia, Residence Palm Village is a beautiful complex on a 3000 sqm area, 600 m to the beach.

This three-storey building consists of 32 apartments, mainly two-room apartments for 2/4 people, totalizing 1125 sqm.

This residence features:



- \* heated swimming pool with solar panels and covered with telescopic structure
- \* garden
- \* parking area
- \* solar panels and photovoltaic system
- \* water reserve
- \* indoor and outdoor common area with barbecue,
- \* bar
- \* breakfast room

This tourist facility is in excellent state and has excellent demonstrable turnover and excellent employment rate.

The property and the business are for sale. It is possible to buy the property and the business, leaving the management to the current owners.

Energy class G. IPE > 175 kWh/sqm per year - data awaiting certification.

Price: euro 3200000.

[info@sardahousing.com](mailto:info@sardahousing.com) -- [www.sardahousing.com](http://www.sardahousing.com)

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**Info about villasimius**

Located at the south-eastern tip of Sardinia, the village of Villasimius is on the western bank of the Rio Foxi which flows into the Gulf of Carbonara.

Villasimius rises in that splendid coast area which begins just out from Cagliari and goes on up to Porto Corallo, with plenty of beautiful sand beaches and charming rocky bays. Its beaches, crystal-clear sea, and tourist port have in fact made Villasimius one of Sardinia's most famous tourist resorts.

Thanks to its natural morphology, since 1998 Villasimius hosts the Protected Marine Area of Capo Carbonara, a nature park where an extremely precious marine ecosystem is preserved unspoilt. Not least, the lagoon of Notteri, between the village and the southern tip of the coast, is the habitat of many species of waterfowl and offers suggestive scenes for bird-watching enthusiasts.

Beside some historical buildings, such as the Old Fortress and the Tower

Nouveau: Non  
Condition: Very Good

### **Commun**

Pied carré fini: 1125 m<sup>2</sup>  
Dimensions du lot: 3000 m<sup>2</sup>

### **Lease terms**

Date Available:

### **Information additionnelle**

Lien URL du site web: <https://www.sardahousing.com/en/real-estate/tourism-property-for-sale-villasimius-palm-village/>

### **Contact information**

Téléphone: +3932 (90741) 198-  
IMLIX ID: IX5.398.048



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