



## Agricultural property Sa Spinarba



### Agent Info

Naam: michele sirchia  
E-mailadres: [info@sardahousing.com](mailto:info@sardahousing.com)  
Bedrijfsnaam: Sardahousing  
Mistlampen: Italy  
Experience since: 2001  
Service Type: Selling a Property  
Specialties: Buyer's Agent, Listing Agent, Relocation, Short-Sale, Consulting, Other  
Property Type: Apartments, Houses, Commercial Property, Land lot, Agriculture, Other  
Telefoon: +39 (329) 074-1198  
Languages: English, Italian  
Website: <http://www.sardahousing.com>

### Advertentie details

Vastgoed voor: Koop  
Prijs: USD 382,150.44

#### Locatie

Aanbevolen Auto Onderdelen: Italy  
Staat/Regio/Pronvincie: Sardinia  
Plaats: Soleminis  
Adres: sa spinarba  
Postcode: 09040  
Geplaatst: 10-11-2024

#### Omschrijving:

Agricultural property Sa Spinarba  
panoramic and surrounded by greenery

In Soleminis, in Cagliari hinterland, we offer a beautiful agricultural property with a producing vineyard and two buildings.

Agricultural property Sa Spinarba is located in Località Sa Spinarba, 1 km to the village of Soleminis in the hinterland of Cagliari.

The estate is located in a panoramic hilly position, facing south in a non-isolated area in the countryside near the village and consists of two buildings and four hectares land that are cultivated with vineyards.



Built in 2003, the property includes:

- a 110 sqm civilian home in a good state, consisting of a living room with fireplace, a kitchen, three bedrooms and a bathroom; heating with pellet stove;
- A 100 sqm warehouse, used as a cellar, with a large room with fireplace and a bathroom.
- A 4-hectare irrigated and well-kept producing vineyard, (Bovale, Nuragus, Cannonau and Monica, for approximately 10,000 litres of wine per year);
- A regularly authorised artesian well;
- Winemaking equipment and agricultural vehicles (sold together with the property);
- There are also fruit trees on the land.

The property is completely fenced and has two entrances with access from an asphalt road.

The location of the property makes it perfect for those who love the green and quiet spaces of the countryside, but not far from services. Furthermore, the facilities included and the excellent condition of the vineyard represent a great opportunity for those who also want to dedicate themselves to producing their own wine.

The village of Soleminis offers all the main services and is connected to Cagliari with the light metro that takes about twenty minutes Cagliari centre. Finally, in less than half an hour by car, you can reach the most beautiful beaches of southern Sardinia and several golf courses. Cagliari - Elmas airport is 20 km away.

Energy Class E.

Price: euro 360,000.

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

<https://www>

Nieuw:	Nee
Conditie:	Good

## Algemeen

Slaapkamers:	3
Badkamers:	2
Afgewerkte vierkante meter:	210 m <sup>2</sup>
Lot Afmeting:	40000 m <sup>2</sup>

## Room details

Total rooms:	5
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## Utility details

Heating:	Ja
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## Energy efficiency

Energy Consumption:	E
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## Lease terms

Date Available:



## **Additionele informatie**

Website URL:

<https://www.sardahousing.com/en/real-estate/countryhouse-for-sale-soleminis-agricultural-property-sa-spinarba/>

## **Contact informatie**

Telefoon:

+39 (32907) 411-98

IMLIX ID:

IX6.276.537

