



Charming independent villa nestled in the Puglian countryside



Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 222,962.74

Τοποθεσία

Χώρα:	Italy
Νομός/Περιοχή/Επαρχία:	Apulia
Πόλη:	Oria
Ταχυδρομικός κωδικός:	72024
Δημοσιεύθηκε:	23/01/2026

Περιγραφή:

In the picturesque countryside of Oria, in a private yet strategically positioned location in the heart of Puglia, we offer for sale an independent villa of 88 sqm, set in a natural setting of absolute tranquility. An ideal solution for those seeking privacy, comfort, and authenticity, without giving up the convenience of nearby services.

The property is easily accessible and well connected to the town center of Oria and the main road networks, allowing easy access to services, historic villages, and renowned tourist destinations. This feature makes the villa particularly attractive also for tourist-hospitality use, in a dynamic market characterized by steadily growing demand.

The villa is arranged on a single level, with functional and well-distributed spaces, and consists of:

Two cozy bedrooms

Windowed bathroom

Technical room

Hallway



Elegant and bright living area with open-plan kitchen, designed as a modern and welcoming space

The property is completed by a covered veranda, ideal for outdoor dining and relaxing moments in every season.

The villa is surrounded by a prestigious plot of approximately 5,830 sqm, beautifully maintained, featuring an olive grove, lush citrus trees, and ornamental plants, which provide charm, privacy, and a typical Mediterranean atmosphere.

Equipped with a hot/cold air conditioning system, the property ensures year-round comfort and is ideal both as a primary residence and as a holiday home. There is also the possibility to build a swimming pool, further increasing the value and appeal of the property.

An extremely versatile solution, perfect as:

A primary residence immersed in greenery

An elegant holiday retreat

An excellent income-generating investment in the tourist-hospitality sector

A charming real estate opportunity, designed for those who wish to live or invest in an exclusive, authentic setting full of potential.

Κατάσταση: Good

Κοινά

Κρεβατοκάμαρες: 2
Μπάνια: 1
Τελειωμένα τετραγωνικά πόδια: 88 τ.μ
Μέγεθος αυλής: 5830 τ.μ

Room details

Total rooms: 3

Building details

Parking: Ναί

Lease terms

Date Available:

Επιπλέον πληροφορίες

Link: http://www.arkadia.com/QUQR-T16/?utm_campaign=multicast&utm_medium=web&utm_source=IM



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