



## Exclusive Villa with pool and land in Scivu



### Ügynök információ

|                      |  |
|----------------------|--|
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| Ország:              | Italy  |
| Experience since:    | 2001   |
| Szolgáltatás típusa: | Vásárlás vagy eladás   |
| Specialties:         | Buyer's Agent, Listing Agent, Relocation, Short-Sale, Consulting, Other  |
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### Hirdetés részletei

|           |                |
|-----------|----------------|
| Ingatlan: | Eladó          |
| Ár:       | USD 649,166.51 |

### Elhelyezkedés

|                        |                    |
|------------------------|--------------------|
| Ország:                | Italy              |
| Állam/Régió/Tartomány: | Sardinia           |
| Város:                 | Arbus              |
| Cím:                   | campu prama, scivu |
| Irányítószám:          | 09031              |
| Feladta:               | 2026. 01. 20.      |

Leírás:

Villa Fantasy

perfectly integrated in a magical place

In Scivu, on the south-western coast of Sardinia, we offer a one-of-a-kind villa that is perfectly integrated into the unpolluted environment of the dunes on the beach.

Villa Fantasy is located in Scivu, 2 km to the beach, in one of the wildest and inviolate places in Sardinia. The original creativity and environmental sensitivity of the owner allowed him to create an estate with important characteristics of water and energy independence, though perfectly integrated into the



surrounding natural environment, the magnificent and unique area of the Scivu dunes.

The property includes a villa, two outbuildings, a brick gazebo, a swimming pool and a clay tennis/futsal court.

The villa

Villa Fantasy is in a 11000 sqm plot with a large pine forest and Mediterranean scrub, that is fenced and has outdoor lighting throughout.

The villa is on two levels, ground floor and basement, 160 sqm totally, and has a large veranda with BBQ and Sardinian oven.

On the 80-sqm ground floor, we find the living room with kitchenette, two double bedrooms, a small bedroom with a small mezzanine, a bathroom, and a storage room. In the 80-sqm basement below, there are two more bedrooms with bathroom. One bed room also has an independent kitchenette.

Outside

The first independent studio apartment, 48 sqm, consists of a double bedroom, a kitchenette, a bathroom and a large veranda on the front. The second independent studio apartment, 30 sqm has a bedroom with bathroom.

The 40-sqm brick gazebo is perfect for outdoor eating.

The 6x6 metre swimming pool also includes an area for hydro massage with lights and outdoor water features.

Finally, the clay tennis/futsal court has night lighting.

Equipment

The entire complex is almost completely autonomous in terms of water and energy.

In fact, rainwater and the two artesian wells of the estate feed two underground tanks for a totally 135,000 litres water reserve. Furthermore, a 3kW phot

Új: No

Állapot: Új

## Gyakori

|                    |          |
|--------------------|----------|
| Hálósobák:         | 8        |
| Fürdőszobák:       | 5        |
| Kész négyzetméter: | 238 nm   |
| Telekméret:        | 11000 nm |
| Basement sq. ft.:  | 80 nm    |

## Room details

|              |   |
|--------------|---|
| Total rooms: | 8 |
|--------------|---|

## Energy efficiency

|                     |   |
|---------------------|---|
| Energy Consumption: | D |
|---------------------|---|

## Lease terms

Date Available:

## Contact information

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| IMLIX ID: | IX8.056.564 |
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# IMLIX

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