



Sea-front house with garden and panoramic terrace - Scarlino Bay, Tuscany Sea Coast



Ügynök információ

Név:	ArKadia
Cégnév:	
Ország:	United Kingdom
Telefon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 1,011,130.9

Elhelyezkedés

Ország:	Italy
Állam/Régió/Tartomány:	Tuscany
Város:	Scarlino
Irányítószám:	58020
Feladta:	2026. 02. 28.

Leírás:

Directly on the Marina, in a luxury compound by the harbor, luxury sea-front 2-bedroom homes for sale on the Tuscan coast, Grosseto. Overlooking the elegant marina on the Tuscan coast, with the silhouette of Isola d'Elba on the horizon and the medieval village of Scarlino rising gently behind, seafront residences set within one of the most exclusive private marinas of the Tyrrhenian Sea. Here, crystalline Blue Flag waters, sweeping bays of fine golden sand and a landscape of rare natural beauty create an atmosphere of understated Mediterranean grandeur. Positioned directly on the harbour, within a prestigious waterfront residence offering a Club with private beach and swimming pool, the property enjoys privileged access to a fully serviced marina with 950 berths, security, concierge, elegant boutiques, cafés and restaurants. Conceived in a contemporary minimalist style, the architecture is defined by clean lines, expansive sliding glass walls and interiors bathed in natural light. Every room opens onto breathtaking sea views, where each evening the sunset paints the horizon in extraordinary shades of amber and rose. The residences extend over an average 115 square metres of refined living space with two bedrooms, two bathrooms and complemented by either garden or a spectacular rooftop terrace. The residences are on delivery this spring and summer 2026 with state-of-the-art installations throughout, all equipped with independent systems, air conditioning, and an internal lift/elevator connecting all levels. Additional amenities include the possibility to purchase private basement garages and storage rooms, all conveniently connected by lift/elevator, while boat docks are available for rent or sale. Selected units remain to be tailored, with the opportunity to combine more units and create 4-bedrooms homes or an impressive single villa up to 8/10 bedrooms. A dedicated professional service is available to deliver fully bespoke furnishing solutions for both interiors and the outdoor living areas, at preferential rates with some of the most prestigious Made in



Italy furniture brands. Energy Efficiency Rating: A. A strategic setting for exploring the islands of the Tuscan Archipelago and the open waters beyond, yet just 2.5 kilometres from Follonica, 9 kilometres from Scarlino, 10 kilometres from Punta Ala and 15 kilometres from Castiglione della Pescaia. An opportunity to own a waterfront retreat of exceptional elegance on the Tuscan coast, an address defined by light, horizon and impeccable service, where luxury is expressed in space, silence and sea. Last units available, contact us today and request the full catalogue.

PROPERTY Ref: GRO3572

Location: Scarlino, Province: Grosseto, Region: Tuscany

Type: luxury sea-front homes within an exclusive tourist marina featuring security service, concierge, promenade with shops, bars and restaurant, private club with swimming pool and beach facilities, lift/elevator, basement garages and storage rooms

Type 1 Ground Floor with garden, free on 3 sides - 112.5 sq m/1,212 sq ft - Garden: 209.7 sq m/2,257 sq ft - Layout: living with kitchen and dining, 2 bedrooms, 2 bathrooms

Selling Price: from € 870,000

Type 2 – First Floor with two balconies and a roof terrace, free on 3 sides - 114.7 sq m/1,235 sq ft - Terrace: 110 sq m/1,186 sq ft - Balconies: 25.5 sq m/275 sq ft - Layout: living with kitchen and dining with spacious balcony, 2 bedrooms, one with a second balcony, 2 bathrooms

Selling Price: from € 1,090,000

Basement Garage: separate purchase available, from € 40,000

Basement Storage Room: separate purchase available, from € 11,000

Year of construction: 2010 - 2026

Conditions: brand new – turnkey delivery

Utilities:

Fixed telephone network: available

Internet: available

Heating: hot/cold air split system

Water: mains city supply

Electricity: available

Air-conditioning

Exclusive beach club and swimming pool

Security & Concierge

Property management and short rental service with on-site staff

Exclusive and customized solutions (horizontally and vertically)

Internal lift/elevator connecting from basement to roof terrace

Boat docks for rent and sale

Distance from services: 200 mt bars, restaurants and stores within the Marina Promenade – chemistry and other services at 600 mt

Distance from main airports: Pisa 115 km/71 miles, Florence 160 km/99 miles, Rome 220 km/136 miles

Built: 2026

Gyakori

Kész négyzetméter: 229 nm



Building details

Outdoor Amenities: Pool
Emeletek száma: 1

Lease terms

Date Available:

További információ

Weboldal URL: http://www.arkadia.com/SIFI-T1820/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 42889

