



Excellent 2 Bed Stone House for Sale In Pantelleria



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Listing details

Property for: Sale
Price: USD 435,615.5

Location

Country: Italy
Address: Pantelleria
ZIP code: 91017
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Description:
Excellent 2 Bed Stone House for Sale In Pantelleria Italy

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Property Location

CONTRADA DAKALE
Pantelleria
Trapani
91017
Italy

Property Details

Dammuso for Sale in Pantelleria: Your Authentic Island Sanctuary with Breathtaking Sea Views

Imagine owning a piece of genuine Pantelleria, a tranquil haven where the stresses of modern life melt



away with every gentle breeze. This exceptional dammuso, a traditional stone-built house unique to the island, is now available for sale, offering an unparalleled opportunity to embrace the authentic Pantellerian lifestyle. Nestled in a quiet and highly private area, this architectural gem provides not just a residence, but a sanctuary with truly splendid, uninterrupted sea views that stretch to the horizon.

Unlike many properties, this dammuso has been thoughtfully utilized as a residential home, showcasing its practical and comfortable living spaces. Upon entering, you're welcomed into a charming living area that seamlessly integrates with a well-designed kitchen counter. This open-plan layout fosters a sense of togetherness, perfect for intimate gatherings or simply enjoying the peaceful ambiance. A functional hallway leads you to the remaining areas, ensuring a logical flow throughout the home. The main bathroom is well-appointed, and a convenient closet provides essential storage. The primary bedroom is a standout feature, offering not just comfortable sleeping quarters but also boasting a generously sized mezzanine walk-in closet. This clever design maximizes space and provides ample room for clothing and personal belongings, a true luxury for those who appreciate organization and a clutter-free environment.

The internal living space of this charming dammuso spans approximately 62 square meters, offering a comfortable yet manageable footprint. However, the true essence of Mediterranean living is found outdoors, and this property excels in that regard. Step outside to discover a expansive outdoor terrace measuring a generous 60 square meters. This spacious terrace is undoubtedly the heart of the home during warmer months, providing an idyllic setting for al fresco dining, sunbathing, or simply unwinding with a book while soaking in the panoramic sea vistas. It's the perfect spot to enjoy your morning coffee as the sun rises or sip a glass of local Passito wine as it sets, painting the sky with vibrant hues.

Beyond the immediate living spaces, the property offers additional practical amenities. A crucial feature for island living, especially on Pantelleria, is the inclusion of a dedicated cistern for collecting rainwater. This sustainable system provides a reliable water source, underscoring the island's commitment to self-sufficiency and respecting its natural resources. Furthermore, a detached warehouse of approximately 10 square meters offers valuable extra storage space, ideal for garden tools, outdoor furniture, or personal effects, keeping the main living areas uncluttered.

One of the most appealing aspects of this offering is the substantial plot of agricultural land, encompassing a vast 3,384 square meters. This generous land parcel opens up a world of possibilities for the discerning buyer. Whether you dream of cultivating your own organic vegetables, planting a vineyard to produce your own wine, or simply desire a vast expanse of natural beauty to explore and enjoy, this land provides the canvas for your aspirations. Imagine strolling through your own olive groves, breathing in the scent of wild herbs, or simply enjoying the tranquility of your private natural surroundings.

Convenience is also a key advantage of this dammuso. Direct access from a municipal road ensures easy and hassle-free arrival and departure, a significant benefit on an island where some properties can be less accessible. Furthermore, while offering an enviable sense of privacy and seclusion, the property benefits from its proximity to the urban center of Pantelleria capital. This means you can enjoy the peace of your retreat without sacrificing convenience; essential services, local shops, charming restaurants, and cultural attractions are all within easy reach. It's the perfect balance of serene island living and practical accessibility.



This particular dammuso was originally built in 1950 and has been diligently well-maintained throughout its history, preserving its authentic character while ensuring its structural integrity. It represents a truly unique opportunity for anyone seeking a peaceful haven with all the necessary comforts for a fulfilling life on Pantelleria. This isn't just a house; it's an invitation to embrace a lifestyle. Don't miss this chance to own a true corner of paradise, boasting a desirable northwest orientation which often provides spectacular sunset views. The property is classified with an energy class G, as per current legislation, with the IPE (Energy Performance Index) not specifically indicated.

In summary, this detached house offers more than just living space; it offers an experience. With its 6 well-defined rooms and 1 bathroom, alongside the spacious terrace and built-in wardrobes, it's designed for comfortable and practical living. Its excellent overall condition means you can move in and start enjoying island life immediately. The dammuso's north-west orientation ensures delightful natural light and those incredible sunset vistas. This isn't just a property; it's a legacy, a connection to the rich history and unique charm of Pantelleria, promising a tranquil and authentic retreat for years to come.

ABOUT THE AREA

Pantelleria, often referred to as the 'Black Pearl of the Mediterranean,' is a unique Italian island situated in the Strait of Sicily, geographically closer to Tunisia (68 km) than to Sicily itself (106 km). This volcanic island, with its rugged black lava landscapes and dramatic cliffs, offers a stark contrast to the more typical sandy beaches of other Mediterranean destinations. Its name, derived from the Arabic 'Bint el Riah' or 'Daughter of the Wind,' aptly describes the constant breezes that sweep across its terrain. The island's strong North African influences are evident in its Arabic-infused dialect (Pantesco), local cuisine like couscous, and its distinctive 'dammusi' houses – dry stone buildings with thick walls and white domed roofs designed to collect rainwater and keep interiors cool.

The island's volcanic origins are a defining feature, with numerous hot springs, fumaroles (steam vents), and natural saunas scattered across its landscape. One of the most famous natural attractions is the Specchio di Venere (Mirror of Venus), a thermal lake within a volcanic crater known for its mineral-rich muds and warm waters. Despite the lack of extensive sandy beaches, Pantelleria offers fantastic opportunities for swimming, diving, and snorkeling in its crystal-clear turquoise waters, with many coves and grottoes accessible by boat. The island's interior is equally captivating, featuring terraced vineyards, ancient paths, and the highest peak, Montagna Grande, offering panoramic views that can stretch all the way to Africa on clear days.

Pantelleria's strategic location has given it a rich and complex history, serving as a crossroads for various civilizations. This history is reflected in its ancient megalithic burial structures known as sesi, Phoenician trading posts, and Roman influence. Today, the island maintains a relaxed and authentic atmosphere, appealing to those seeking an off-the-beaten-path experience away from the bustling tourist crowds. Its robust agricultural traditions, particularly the cultivation of capers and Zibibbo grapes for the famous Passito di Pantelleria dessert wine, thrive in the fertile volcanic soil despite the limited freshwater sources.

For travelers looking to reach Pantelleria, the most convenient option is by air to Pantelleria Airport (PNL), the island's only commercial airport, located just 5 kilometers from the main town. Year-round



direct flights are available from Palermo and Trapani in Sicily. During the summer season, additional direct flights operate from major Italian cities such as Milan (Linate and Bergamo), Rome (Fiumicino), Bologna, Venice, and Verona. Alternatively, ferries and hydrofoils connect Pantelleria to Trapani on Sicily's west coast, offering a scenic sea journey to this captivating 'Daughter of the Wind.'

MAiN FEATURES:

- * 129m2 of living space
- * 3300m2 plot
- * 2 Bedrooms
- * 1 Bathroom
- * Stunning Sea Views
- * Close to essential amenities such as supermarkets and pharmacies
- * Close to many excellent bars and restaurants
- * Great base from which to discover other fantastic areas of Italy
- * Many excellent sports facilities, walking and cycling areas nearby
- * Rental Potential through Airbnb and Booking.com

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Common

Bedrooms:	2
Bathrooms:	1
Finished sq. ft.:	129 sq m

Lease terms

Date Available:

Contact information

IMLIX ID: IX7.194.287

