



Seaside Residence for sale, Villasimius, Sardinia



Информация об агенте

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Название компании:	Sardahousing
Страна:	Италия
Experience since:	2001
Тип услуг:	Selling a Property
Specialties:	Buyer's Agent, Listing Agent, Relocation, Short-Sale, Consulting, Other
Property Type:	Apartments, Houses, Commercial Property, Land lot, Agriculture, Other
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Детали объявления

Недвижимость:	На продажу
Цена:	USD 3,704,970.13

Местоположение

Страна:	Италия
Область:	Sardinia
Город:	Villasimius
Адрес:	via stromboli, 4
Почтовый индекс:	09049
Добавлено:	04.10.2025

Описание:

In Villasimius, southern Sardinia, we offer a real estate investment with a guaranteed annual return of 6%, in a residence with ensured and already operational rental management.

Residence Palm Village - Villasimius

Real estate investment with a 6% guaranteed annual return

-- Residence with swimming pool for sale in Villasimius, on the eastern coast in Sardinia --

An excellent real estate investment opportunity with a gross yield of 6%, perfect for diversifying your real estate portfolio and offering protection in the event of problems with other investment types.



-- Ensured and already operational rental management, and property appreciation --

The current owner company manages the property and provides a multi-year management contract with a guaranteed return of 6% on the invested capital. Furthermore, the property's strategic location in a rapidly growing tourist destination guarantees the property's appreciation.

A safe investment for those looking to invest capital at low risk without having to manage the property.

With excellent potential for extending the season with extra-seasonal initiatives.

-- Building in excellent state --

The building is in excellent condition, and no structural investments are planned in the medium term.

-- The Residence --

The accommodation facility is in a 3,000-sqm quiet oasis just minutes to the sea and Villasimius centre.

The Residence consists of 32 apartments, mostly two-room apartments sleeping 2-4 people, on three levels for a total habitable 1,125-sqm surface.

Main features:

- floor area: 1,125 square meters
- Outdoor spaces: swimming pool, garden, parking, common area with barbecue;
- Accommodations: 32 apartments, mostly two-room apartments sleeping 2-4 people; tasteful furnishing with every comfort;
- Private swimming pool: heated by solar thermal energy and covered with a telescopic structure, ideal for guests' relaxation;
- Common areas: breakfast room, bar, guest lounge area;
- Systems: solar therm

Новый:

нет

Состояние:

Excellent

Общие

Готовые кв.м.:

1125 кв м

Площадь участка:

3000 кв м

Energy efficiency

Energy Consumption:

G

Building details

Outdoor Amenities:

Pool, Barbecue area, Garden

Количество этажей:

3

Rental details

Furnished:

да

Lease terms

Date Available:

Contact information

IMLIX ID:

IX7.593.037



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