

Porto Cervo – Sardinien

# Villa in the rough with a view of Cala di Volpe

Property ID: IT252941968



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PURCHASE PRICE: 1.300.000 EUR • LIVING SPACE: ca. 250 m<sup>2</sup> • ROOMS: 5 • LAND AREA: 1.420 m<sup>2</sup>

Property ID: IT252941968 - 07021 Porto Cervo – Sardinien

- At a glance
- The property
- Floor plans
- A first impression
- Contact partner

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## At a glance

Property ID	IT252941968
Living Space	ca. 250 m²
Available from	04.07.2025
Rooms	5
Bathrooms	1
Year of construction	2024

Purchase Price	1.300.000 EUR
Commission	subject to commission
Total Space	ca. 435 m²
Equipment	Swimming pool

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## The property





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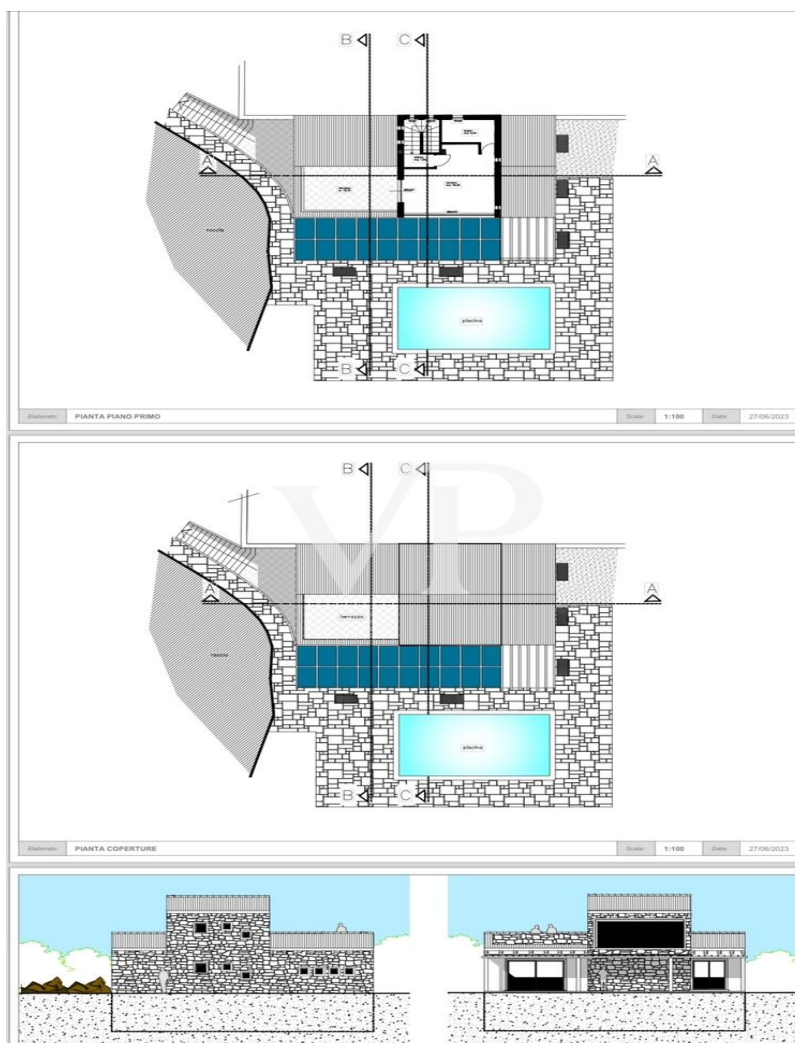
## The property

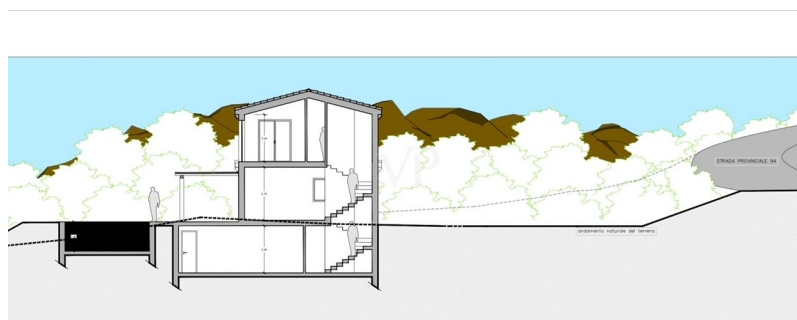
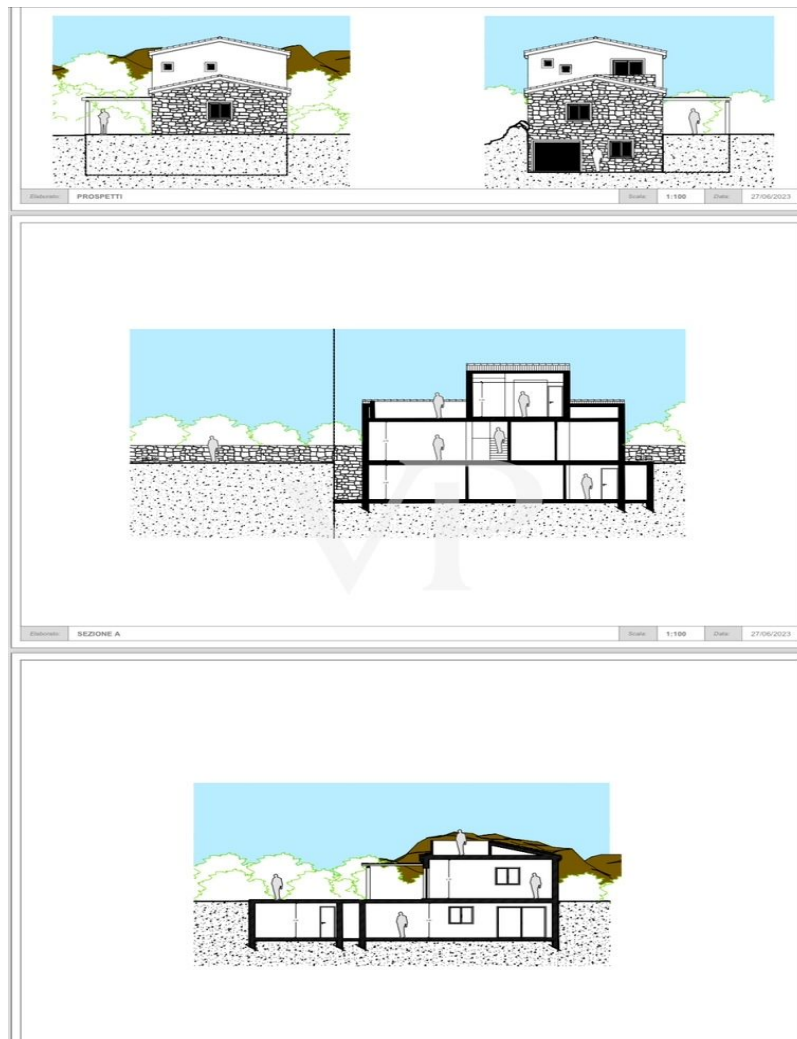


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## Floor plans







This floor plan is not to scale. The documents were given to us by the client. For this reason, we cannot guarantee the accuracy of the information.



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## A first impression

Exceptional Villa with Approved Project in Abbiadori

We offer an extraordinary villa with an approved project in Abbiadori, sold in its current unfinished state. This property boasts breathtaking sea views of the beautiful Cala di Volpe and represents a rare opportunity for those seeking an exclusive residence in one of the most prestigious areas of the Costa Smeralda.

Property Details:

Living Area: Approximately 250 square meters

Commercial Area: 435 square meters, including the pool

Plot Size: 1420 square meters

Current Condition: Sold in an unfinished state, ready for personalization

Sea View: Stunning views of Cala di Volpe

Pool: Included in the approved project

Transformation and Personalization Opportunities:

**Luxury Residence:** With the approved project, the villa can be transformed into a luxurious residence, ideal for those seeking an exclusive retreat with sea views.

**Complete Personalization:** Thanks to the sale in its unfinished state, both the interior and exterior can be fully customized, including the choice of materials, finishes, and space layouts according to personal preferences.

**Pool:** The included pool in the project adds a touch of luxury and comfort, offering a private area for relaxation and leisure.

Location:

The villa is situated in Abbiadori, enjoying a privileged location with stunning views of Cala di Volpe. This area, part of the prestigious Costa Smeralda, offers a perfect balance between proximity to the most beautiful beaches and the tranquility of the surrounding nature.

This villa with an approved project in Abbiadori represents a rare opportunity for those seeking an exclusive and personalized residence with sea views. Contact us for further information and to arrange a viewing. Don't miss the chance to discover the potential of this property, nestled in the beauty of the Costa Smeralda with an unparalleled view of

Cala di Volpe.

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## Contact partner

For further information, please contact your contact person:

Christian Weissensteiner

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*To the Disclaimer of von Poll Immobilien GmbH*

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