



BRILAS

AGENCY — OLBIA

OLBIA — SARDEGNA

Prestigious single villa

€ 630.000

PRICE

338 m²

SQUARE METRES

5

ROOMS

The Spaces



DESCRIPTION

Prestigious single villa

In the renowned and sought-after area of Viale Aldo Moro in Olbia, we propose an elegant single villa surrounded by about 600 square meters of private garden. This dwelling immediately stands out for its large living spaces and versatile structure. The main entrance leads to an important entrance hall that opens to a large living room, continuing then to an eat-in kitchen and a cozy dining area equipped with a fireplace, as well as a practical storage room. The sleeping area on the ground floor offers maximum comfort with the master bedroom complete with dressing room and private bathroom, flanked by two single bedrooms served by an additional bathroom. Descending, there is a spacious tavern with fireplace and a bathroom, perfect as a recreational or guest space. The upper floor represents

a significant added value: it develops into a large openspace area of 80 sqm walkable, organized with living/dining area, study/bed area, storage room, bathroom and a covered veranda. The property offers considerable potential for development and customization: the spaces easily lend themselves to division to create an independent apartment on the upper floor, ideal for two households. In addition, for those who want the most, an additional residual volume of 80 sqm is included in the sale and the possibility to purchase an adjacent plot of about 350 sqm with additional volume. This large garden allows the construction of a swimming pool, completing an offer that, in addition to the quality of the interior, ensures proximity to all services in one of the most sought-after areas of Olbia.

 **338 m²**
AREA

 **5**
ROOMS

 **3**
BATHROOMS

 **€ 630.000**
PRICE

FEATURES



WIDE
SPACES



GARDEN



INDEPENDENT/SEPARABLE



TAVERN



BRILAS

CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.



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ADDRESS

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