



Villa for Sale in Arzachena Porto Cervo Confidential Negotiation Ref. CBI096-2093-387



220 sq.m | Bathrooms: 4 | Bedrooms: 3 | Rooms: 4

EXCLUSIVE LUXURY VILLA FOR SALE - VILLA GINESTRA, BORGO SMERALDO, SARDINIA

Nestled in the heart of Sardinia's most authentic landscape, where unspoiled nature meets discreet luxury and total comfort, Villa Ginestra is an extraordinary retreat within the prestigious Borgo Smeraldo. Designed for those seeking the perfect balance of privacy and elegance, this exceptional property offers breathtaking views over Liscia Ruja, the island of Tavolara, and the charming village of San Pantaleo.

Villa Features

- A refined residence, ideal for those who appreciate sophisticated design and generous spaces
- Spacious living area, elegantly furnished, seamlessly connected to the private garden
- Fully equipped kitchen with high-end finishes and access to a covered veranda with dining area
- **3 luxurious suites (2 internal, 1 external)**, including:
- **2 suites with independent access**, en-suite bathrooms with **Jacuzzi and shower**, and **double walk-in closets**
- **1 romantic master suite** on the upper floor, featuring a stunning **sea view**, private terrace in granite and wrought iron, and a vanity area with a double walk-in closet
- **Additional service bathroom**

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- **Premium materials**, including Orosei marble and fine parquet flooring

Outdoor Spaces & Comfort

- **Private heated swimming pool** with teak decking, local stone, and terracotta details
- **Furnished poolside area** with chaise longues and relaxation spaces
- **Panoramic terrace with dining area**, perfect for enjoying alfresco moments
- **Meticulously maintained garden**, with English lawn and Mediterranean plants such as myrtle, juniper, and lentisk

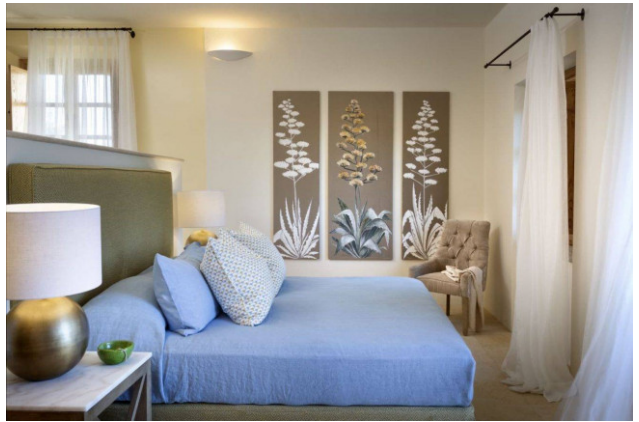
Timeless Elegance Between Tradition and Modernity Villa Ginestra is a masterpiece of style, blending the warmth of Sardinian tradition with contemporary sophistication. Locally sourced wood and exquisite handcrafted fabrics in soft hues of plum and ivory adorn the interiors, creating a harmonious and welcoming atmosphere. The ceilings, crafted from chestnut beams and woven reeds, showcase the mastery of local artisans, while the bathrooms, true sanctuaries of well-being, are clad in precious Orosei marble.

This exclusive villa represents a rare opportunity to own a prestigious residence in one of Sardinia's most sought-after locations. Whether as a private retreat or a high-value investment, Villa Ginestra offers an unparalleled lifestyle, just minutes from the most beautiful beaches and elite services of the Costa Smeralda.

Property Informations

Address: Costa Smeralda	Bedrooms: 3
Bathrooms: 4	Rooms: 4
Internal condition: Excellent	---> data_operazione <--- : 0000-00-00
---> esclusiva <--- : 1	: 0000-00-00
Floor: Ground Floor	Total floors: 1
Parking space: Uncovered	Date of construction: 2019
Current Status: Available after the deed of sale	Garden: Private
Sea distance: 3.000 meter	Kitchen: Open kitchen







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