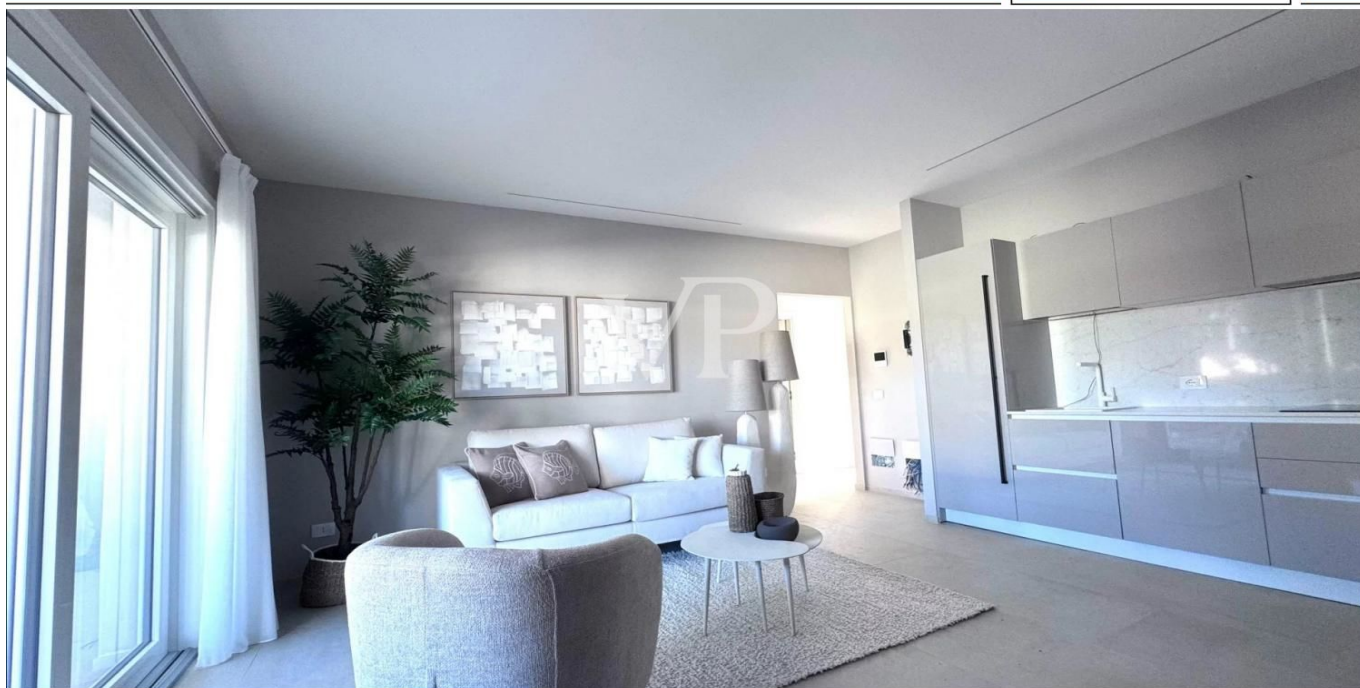


Cannigione – Sardinien

## Finely furnished apartment on two levels with swimming pool

Property ID: IT252942302



[www.von-poll.it](http://www.von-poll.it)

**PURCHASE PRICE: 650.000 EUR • ROOMS: 6**

Property ID: IT252942302 - 07021 Cannigione – Sardinien

- At a glance
- The property
- Energy Data
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- A first impression
- Details of amenities
- All about the location
- Contact partner

Property ID: IT252942302 - 07021 Cannigione – Sardinien

## At a glance

Property ID	IT252942302
Rooms	6
Bedrooms	5
Bathrooms	5

Purchase Price	650.000 EUR
Commission	Subject to commission
Total Space	ca. 200 m <sup>2</sup>
Equipment	Swimming pool

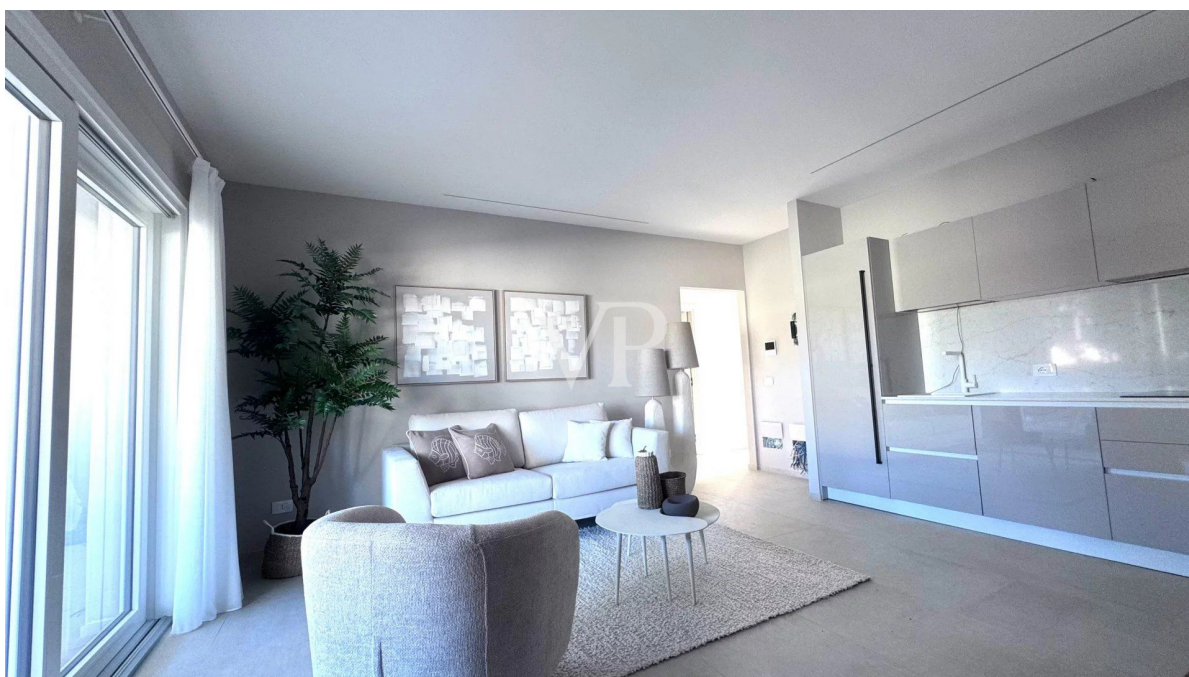
Property ID: IT252942302 - 07021 Cannigione – Sardinien

## Energy Data

Type of heating	Underfloor heating
Energy information	At the time of preparing the document, no energy certificate was available.

Property ID: IT252942302 - 07021 Cannigione – Sardinien

## The property





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## The property



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## The property





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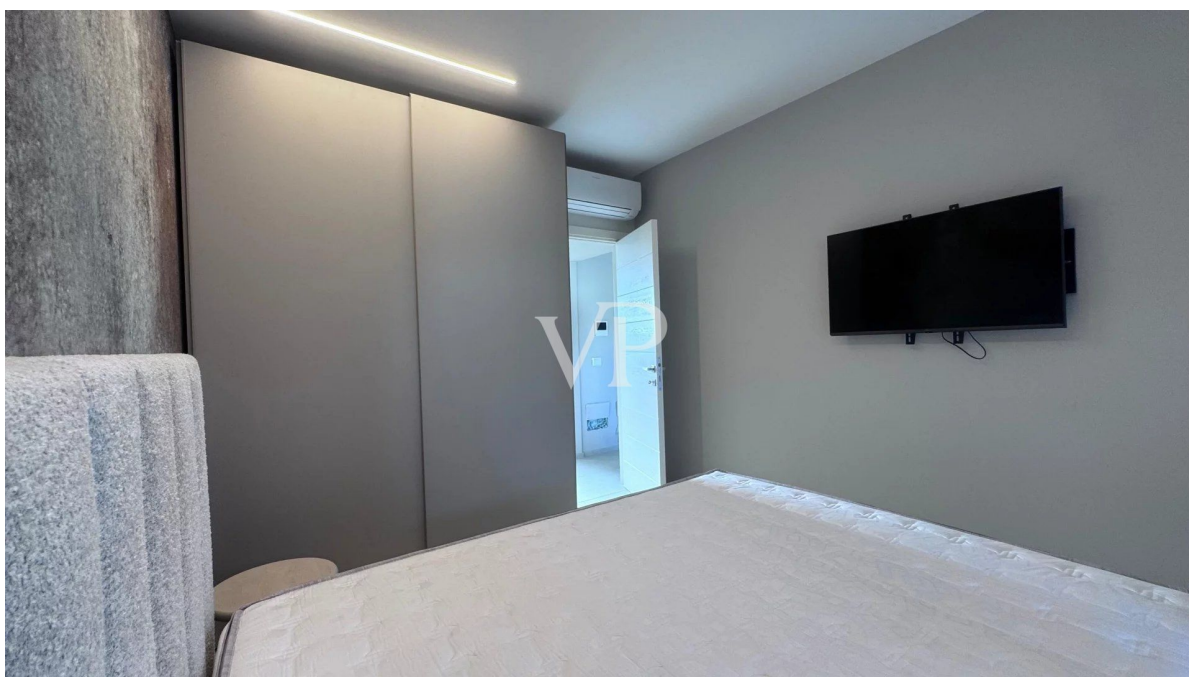
## The property





Property ID: IT252942302 - 07021 Cannigione – Sardinien

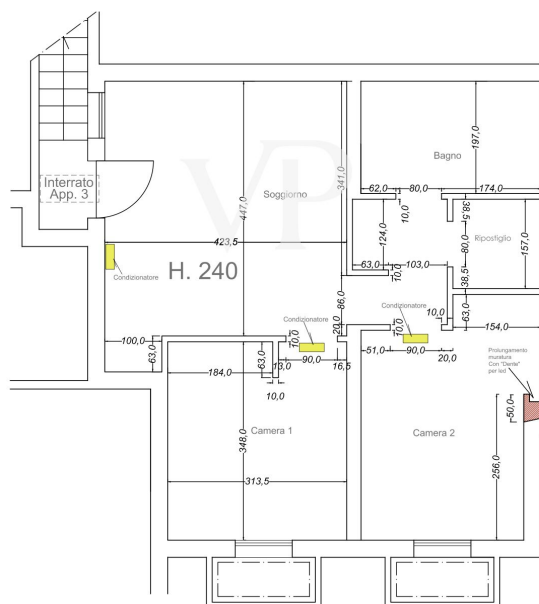
## The property



## Floor plans

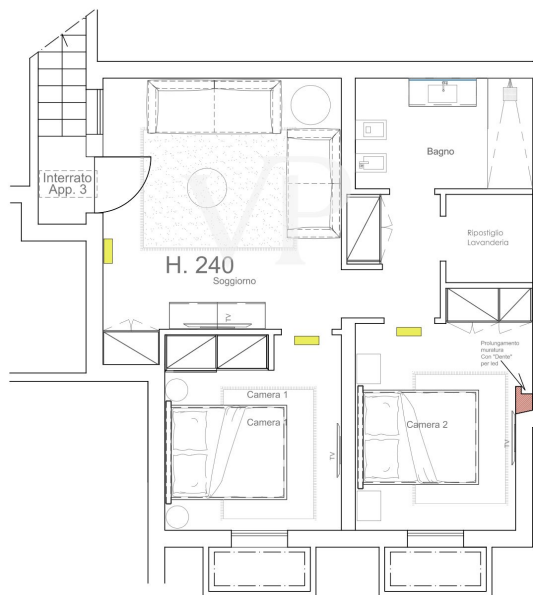
Scale: | Cliente: | 19-12-24  
1:50 | SIG-MATERA | APT. 3 Piano interrato

APPARTAMENTO 3  
Piano interrato  
CON MURI QUOTATI



Scala: 1:50  
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Data: 29-12-24  
APT. 3 Piano Interrato

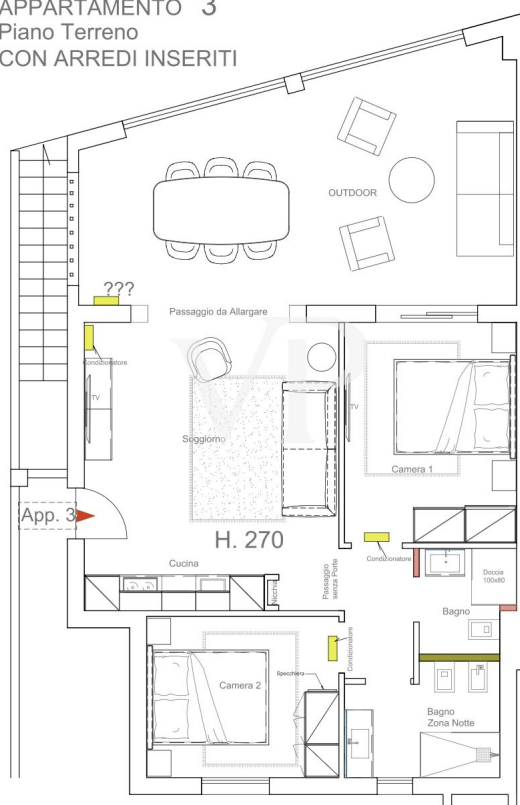
APPARTAMENTO 3  
Piano interrato  
CON ARREDI INSERITI





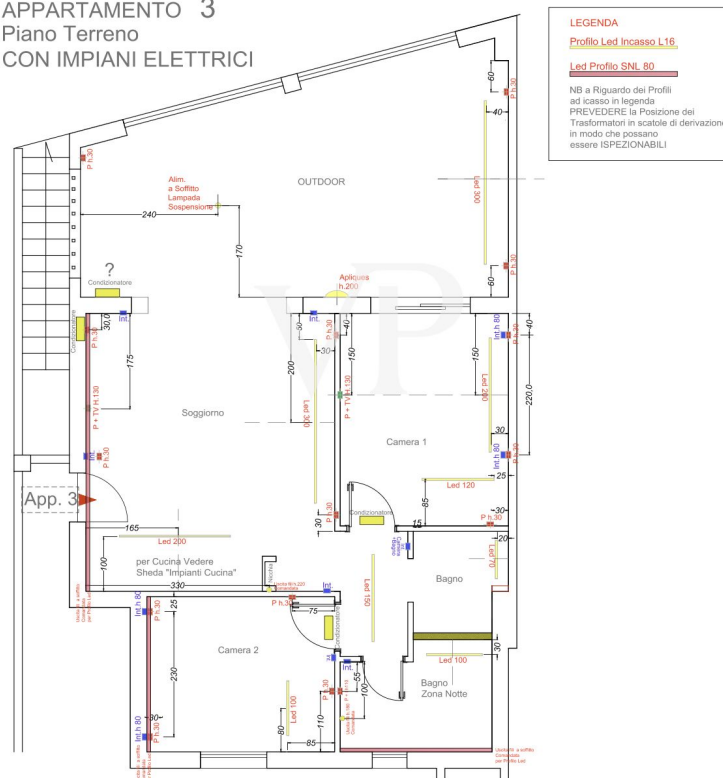
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29-12-24  
APT. 3 Piano TERRENO

APPARTAMENTO 3  
Piano Terreno  
CON ARREDI INSERITI

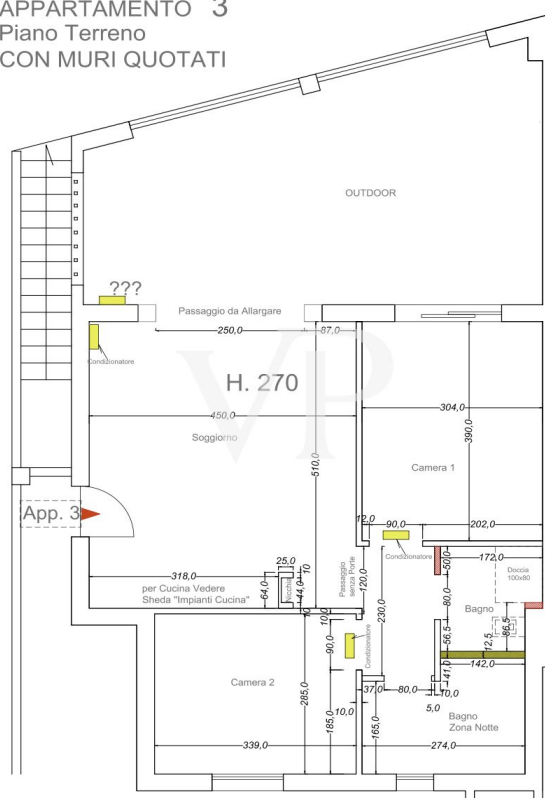


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APT. 3 Piano TERRENO

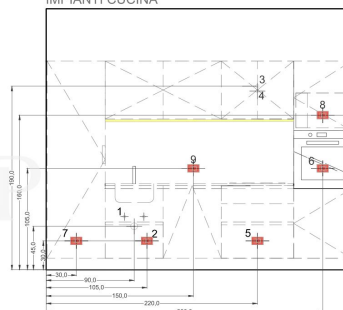
### APPARTAMENTO 3 Piano Terreno CON IMPIANTI ELETTRICI



APPARTAMENTO 3  
Piano Terreno  
CON MURI QUOTATI



APPARTAMENTO 3 Piano Terreno



5- Presa Shuko per PIANO COTTURA

- |   |  |
|---|--|
| 1 - Carico e scarico ACQUA                  | 5 - Presa Shuko per PIANO COTTURA                              |
| 2 - Presa Shuko LAVASTOVIGLIE               | 6 - Presa Shuko FORNO  |
| 3 - Uscita fili LED Comandata               | 7 - Presa Shuko FRIGO  |
| 4 - Uscita fili per Cappa sempre alimentata | 8 - Presa Shuko MICRO  |
|   | 9 - Presa Shuko Piccoli Elettrodomestici<br>+ Interruttore Led |

This floor plan is not to scale. The document's weight is 1.2 kg. For this reason, we cannot guarantee the accuracy of the information.

Property ID: IT252942302 - 07021 Cannigione – Sardinien

## A first impression

In the heart of the renowned resort of Cannigione, this elegant two-level apartment is the perfect combination of modern comfort, spaciousness and Mediterranean lifestyle--fully furnished and ready to live in.

With a gross floor area of approximately 200 m<sup>2</sup>, the apartment offers a well-thought-out distribution of space on two floors: an open-plan living area with modern kitchen, several bedrooms and refined bathrooms create a bright and welcoming environment. Features include underfloor heating, air conditioning, and a fully equipped kitchen with dishes, glasses, and cutlery-ideal for an immediate move-in.

Access to the small residence's condominium pool provides a cool oasis on hot summer days - perfect for moments of relaxation and pleasure.

The location is quiet but central: the center and port of Cannigione are within walking distance, as are stores, restaurants and the beach.

This apartment combines elegant living with Mediterranean charm - ideal for those seeking an upscale home in one of Sardinia's most beautiful areas.



Property ID: IT252942302 - 07021 Cannigione – Sardinien

## Details of amenities

- Underfloor heating
- Air conditioning
- Modern furnishings
- Public parking
- Heat pump for heated water
- Triple glazing
- Shutters

Property ID: IT252942302 - 07021 Cannigione – Sardinien

## All about the location

Airport: 30 km

Harbor: 2 km

Sea: 2 km

Doctor: 1 km

Hospital/Clinic: 30 km

Property ID: IT252942302 - 07021 Cannigione – Sardinien

## 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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