Coldwell Banker Gruppo Bodini
Via Nicolò Putignani, 20 - 70121 Bari
Phone number (+39) 080 8647620

Villa for Sale in Monopoli
€ 1.550.000
Ref. CBI094-2772-64215

110 sq.m | Bathrooms: 4 | Bedrooms: 3 | Rooms: 5

PUGLIA - MONOPOLI - PARETANO DISTRICT In the heart of the Monopoli countryside, in the exclusive setting of the Canale di Pirro, this splendid newly built villa combines contemporary architecture, privacy, and a natural setting of rare beauty. A residence designed for those who want to experience the most authentic Puglia without sacrificing comfort, quality construction, or proximity to the region's most sought-after destinations. The property enjoys a strategic location, just minutes from the sea, the center of Monopoli, Alberobello, and the main towns of the Itria Valley, with the international airports of Bari and Brindisi within easy reach. The villa is surrounded by an elegant private garden of approximately 5,000 square meters, meticulously maintained and designed to fully enjoy the outdoor spaces. A further 6,000 square meters of land extends around the villa, encompassing olive groves and Mediterranean vegetation, ensuring privacy, spacious open spaces, and a unique blend of the surrounding landscape. The view extends across the valley and olive groves, creating an atmosphere of absolute tranquility. The infinity pool, refined relaxation areas, outdoor kitchen, and large convivial pergola transform every moment of the day into an al fresco experience. The spacious and bright interiors feature large windows that connect the spaces with the surrounding greenery. Parquet floors, high-quality finishes, and designer furnishings define an elegant and contemporary style. The villa is equipped with underfloor heating, a heat pump, air conditioning, energy-efficient double-glazed windows, and a 10 kW electric vehicle charging station. The private parking area can easily accommodate over six vehicles, while the property's olive trees offer the pleasure of producing their own extra virgin olive oil. Sold fully furnished and ready to move into, this villa is ideal as a primary residence, an exclusive holiday home, or a prestigious investment in one of Italy's most dynamic and sought-after real estate markets.

Property Informations

Address: CONTRADA PARETANO, SN

Zip code: 70043

Livable surface: 80.00

Bedrooms: 3

Bathrooms: 4

Rooms: 5

Internal condition: Excellent

Floor: Ground floor

Total floors: 1

Parking space: Uncovered

Date of construction: 2024

Current condition: Available after the deed of sale

Terrace: Present

Garden: Private

Maximun number of beds: 4

Double beds: 3

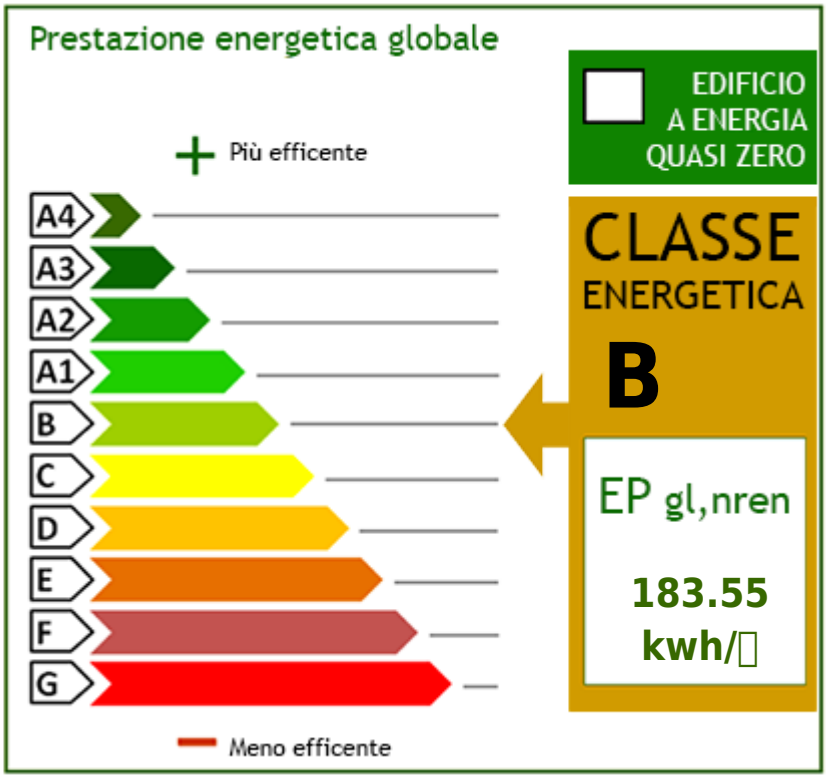
Kitchen: Present

Features

Antenna: Independent
Porch
SAT Tv: Independent
High-speed internet connection
Fastweb connection
Air conditioning
Parquet
Electric system: Compliant
Wall mounted sanitary
Shower
Alluminium fixtures
Preparation for alarm system
Safety deposit box
Pool
Panoramic view
Land

Nearby

Gyms
Beauty centres
Sport centres
Tennis courts
Bar
Shopping centres


Prestazione energetica globale
EDIFICIO A ENERGIA QUASI ZERO
Più efficente
A4
A3
A2
A1
B
C
D
E
F
G
CLASSE ENERGETICA
B
EP gl,nren
183.55 kwh/
Meno efficente

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