

Villa for Sale in Monopoli

€ 325.000

Ref. CBI094-2772-64217



111 sq.m | Bathrooms: 1 | Bedrooms: 2 | Rooms: 5

Nestled in the peaceful countryside of Monopoli, this beautifully renovated villa is set within a private residential setting and enjoys breathtaking panoramic views over the surrounding hills stretching all the way to the Adriatic Sea, offering the perfect balance of privacy, comfort, and authentic Apulian charm.

The property is arranged primarily on a single level and features a bright open-plan living area with kitchen, two bedrooms, and a bathroom. The lower ground floor provides additional practical spaces, including a storage room, a laundry room, and a second bathroom, enhancing the home's functionality and everyday comfort.

Recently refurbished throughout, the interiors combine clean contemporary design with a carefully planned layout that maximizes natural light and creates a welcoming, functional living environment. Year-round comfort is ensured by an air-source heat pump system providing both heating and cooling, while domestic hot water is supplied by a dedicated boiler. An elegant fireplace in the living room adds warmth and character, creating a cozy atmosphere during the cooler months.

Two spacious verandas extend the living areas outdoors, providing the perfect setting for al fresco dining or simply relaxing in every season. The panoramic veranda is one of the property's standout features, offering uninterrupted views of the surrounding countryside and the Adriatic Sea.

Surrounded by a private, low-maintenance garden, the villa allows you to fully enjoy outdoor living without the demands of extensive upkeep. Located within an established residential area, it combines the tranquility of the countryside with the convenience of being just



a short drive from Monopoli's historic centre, the coastline, and all essential amenities.

Presented in excellent condition and ready to move into, this property represents an outstanding opportunity as a primary residence, an elegant holiday home, or a valuable investment in one of Puglia's most sought-after destinations, where international demand continues to grow.

Property Informations

Address: Strada Contrada San Nicola, 38	Bedrooms: 2
Bathrooms: 1	Rooms: 5
Internal condition: Excellent	Floor: Ground floor
Total floors: 2	Parking space: Uncovered
Date of construction: 1987	Current condition: Available after the deed of sale
Balconies: Present	Terrace: Present
Garden: Private	Maximun number of beds: 6
Double beds: 2	Kitchen: Open kitchen

Features

Antenna: Independent	Porch	SAT Tv: Independent
High-speed internet connection	Cellar	Fastweb connection
Fireplace	Air conditioning	Electric system: Compliant
Wall mounted sanitary	Shower	Roller shutters
Sea view	Garret	Panoramic view

Nearby

Beauty centres	Soccer fields	Playgrounds	Rail station
Primary schools	Secondary schools	High school	Bar
Shopping centres	Municipal office		







