

Villa Maratua

Region: Sardinia Sleeps: 10

Overview

Sit inside Tovolarà's marine park, Capo Coda Cavallo, Villa Maratua lies on an elevated piece of land boasting glistening, panoramic blue views of the marine area, bays and surrounding leafy islands.

Tastefully fitting into the local landscape, this gated villa is somewhat of a masterpiece, tying modern and traditional elements together to create a stunning vision. Intricate tiling crawls up the driveway leading to a set of steps and a water feature that guide you towards the entrance.

Spreading over two floors, with inside and outside interconnecting staircases, the lower level houses three bedrooms, each with their own en-suites, plus a generous living and dining area with a kitchenette, a cosy open granite fireplace that was carved by a stonemason on site and a veranda that unlocks vivid widespread views of the marine park.

There's also a spare room with its private entrance and a bath, perfect for relaxing evenings away from the rest of the group or family. Practical as well as luxurious, the laundry room is also located on this floor too, complete with ironing equipment.

Upstairs, you'll be met with a large living area that's connected to a second dining room and kitchen, each leading out to a terrace, ideal for entertaining small and large groups inside a homely yet quintessentially Italian setting.

There are further two bedrooms with en-suites upstairs, with one leading onto covered veranda area, offering gorgeous far-flung views and a lovely private setting to enjoy the weather and unwind in. Air conditioning keeps the entirety of the top floor cool throughout the summer months.

With refined fixtures and fittings throughout, each floor boasts Sardinian marble sourced from Orsei, a material loved by the famous local architects of Costa Smeralda, while the ceilings each feature detailed carvings and arches, each of them different, adding to the individualistic character of the villa. The stone walls have been finished in natural local Sardinian stone for an authentic feel.

An outside staircase will take you up to the most stand-out feature of this property - a 40m² roof terrace that gives 360-degree views of the surrounding plant life, architecture, land and shining blue waters, making you feel as if



you're on top of the whole of Sardinia.

Surrounding the entire villa, a beautifully kept garden of rocks and *macchia* plants brings this slice of Sardinia to life, while the covered barbecue area sits in between two giant rocks, complete with a pizza oven, steel and cast iron grills and a striking sink that has been sunk into a rock as a design feature.

There's even an outdoor shower that's been built into a rock, allowing you to take warm showers in the sun in the midst of foliage and plant life. This villa was built with indoor and outdoor group entertaining at its core and has left nothing to be desired, the 13m kidney-shaped swimming pool with a springboard being the cherry on top of the cake!

Facilities

Exclusive • Recommended • Private Pool • Beach Nearby • Ideal for Kids • Ideal for Teens • Internet • Walk to Beach • BBQ • Cable TV • Working Fireplace • Heating • Cot(s) • High Chair(s) • Toys • Rural Location • Walking/Hiking Paths • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites

Interior & Grounds

The Villa

Villa Maratua, divided in two levels connected with inner and outer stairways, can accommodate up to 10 people with 5 bedrooms and 5 bathrooms.

Upper ground floor

- Sitting room with 2 sofas, an armchair and working fireplace
- Dining area with 10 chairs
- Kitchen with 4 gas hobs, oven, kettle and dishwasher
- Two double bedrooms
- Two bathrooms

Lower ground floor

- Three double bedrooms
- Three bathrooms
- Sitting room with working fireplace
- Dining area
- Kitchenette
- Laundry with washing machine, iron and ironing board
- Extra bathroom with external access

Exterior

- Private pool (12m x 6m)
- Poolside terrace
- Barbecue area with oven, grill and a sink
- Garden, gated and fenced

More Facilities...

- Sonos sound system
- iPod docking station
- Toys
- Board games
- Private parking



Location & Local Information

The villa sits inside north east Sardinia, 20km away from the airport and ferry harbour located on the south of Olbia, and 600 m away from the closest beach. The charming town of Monte Petrosu is the closest shopping destination with a local market, restaurants, bars, a pasta shop, newsagent and pizzeria in its vicinity.

San Teodoro's Bluebar pizza restaurant is a must visit for those who want a coastal taste of Italian cuisine, with an enviable cocktail menu that will set the scene for evenings watching the landscape around you change as the day pulls into night.

The islands of Tavolara, Molara, Capo Coda Cavallo can all be spotted from the roof terrace, as well as the Lu Impostu and Brandinchi bays, plus the other worldly mountains of Gallura, each of which is worth a visit if you're the exploring kind. The marine parks launching boat ramp serves as an ideal starting and finishing point for a boat trip to the nearby islands, while the beaches of Porto Taverna, Cala Brandinchi and La Cinta are only a short car ride away.

Olbia is home to Museum Civitense Basilica di San Simplicio, a historic church with traditional architecture that's worth exploring for a feel of old town Olbia, with the blissful Costa Corallina Beach nearby, the perfect beach destination for sunbathing the day away, known for being more quiet than other local beaches for those wanting to melt the stresses of back home and their flight away.

Golf buffs won't want to miss a chance to let loose on the nearby 9-hole course on the Puntaldia Peninsula and the famous 18-hole Costa Smeralda course, which is 40km away from the villa.



Terms & Conditions

- Security deposit: €750 payable cash on arrival
- Arrival time: 3.00 pm
- Departure time: 10.00 am
- Energy costs included?: Included in the rental price
- Linen & towels included?: Linen and towels included in the rental price
- Pets welcome?: Pets not allowed
- End of stay cleaning included?: Included in the rental price
- Smoking Allowed?: No smoking inside the villa
- Insurance: It is recommended that all guests take out insurance to cover against potential cancellation and any accidental damage caused during your stay at the property
- Changeover day: Saturday
- Minimum stay: 7 nights
- Internet access?: Wi-Fi connection included