Luras, beautiful renovated property in the centre



MAIN INFO

RIF. OT-149AT
LOCATION : Luras
TYPE : Apartment
PRICE : 139000

Bedrooms: 3
Bathrooms: 2
Sm. Commercial: 240
Sm. Cadastral:

PROPERTY

The building, a historic house built in 1903, is located on the main street of Luras. It has 3 levels and a total surface area of ??232 square metres, divided into two apartments. On the ground floor, there is an independent studio apartment with a separate kitchen and bathroom.On the first and second floors, there is another two-storey apartment with three bedrooms, a living room, two bathrooms and a kitchen (the style of which is reminiscent of a mountain chalet) from where you can enjoy incomparable views of Mount Limbara.The structure, made of local granite, has the austere elegance of traditional Gallura houses. Divided into two apartments of different sizes, the building has been recently renovated and is immediately habitable. A ruin with courtyard and cellar completes the property. All in all, this is a property full of potential, ideal as a \"buen retiro\" in a discreet corner of Sardinia for those seeking tranquillity, or as an ideal accommodation for lovers of excursions, food and wine and the charm of small villages.Luras is a town of about 2,300 inhabitants, located in Gallura, a north-eastern sub-region of the island, surrounded by granite mountains sculpted by the wind. It is situated on a small hill, 500 metres high, which has a favourable influence on the climate, making it cool and pleasant in summer. A town with deep-rooted traditions, Luras is a linguistic enclave, as its

inhabitants speak a dialect different from that of the surrounding towns.It also has a strong winemaking vocation that is expressed in producing an excellent Nebbiolo and an excellent Vermentino. Among its gastronomic specialities, Zuppa Lurese occupies a special place and a very popular festival is dedicated to it every year. The people of Luras also organise a very popular event called \"Domos Abbeltas\" (Open Houses), during which the doors of traditional houses are opened to the public. The town also boasts the Galluras Museum, one of the most interesting ethnographic museums in Sardinia. A few hundred metres from the town, there are some thousand-year-old wild olive trees of exceptional botanical interest. One of them is an imposing wild olive tree with a diameter of almost 12 metres, called \"S\'Ozzastru\" or \"Su Babbu Mannu\" (the great father), a patriarch of about 4000 years old, considered one of the oldest trees in Europe and included in the UNESCO World Heritage List. Not far from the thousand-year-old olive trees is the Lago del Liscia, an artificial lake where you can take pleasant boat trips. Finally, in the immediate vicinity, there are four Neolithic dolmens in a particularly dense area of archaeological sites unique in the world.Luras is situated in a strategic territorial context from many points of view: It is about 40 km from Olbia airport and about 47 km from the Costa Smeralda. Many seaside resorts are less than 50 km away, such as Santa Teresa di Gallura, Porto Rafael, the enchanting Costa Paradiso and Porto Pollo, an international surfing centre. The surrounding area offers many opportunities for hiking and walking, including the Sentiero Italia del CAI, which passes through Calangianus, a village just 2.9 km from Luras. The Limbara Massif also offers unusual and extraordinary itineraries, immersed in nature where, among the typical Sardinian vegetation, there are wonderful sequoia trees, the spring water of which is renowned for its organoleptic characteristics that make it unique and precious. A short distance away is Tempio Pausania (9.6 km), a small town rich in art, near the village of Aggius (16.2 km). The cork industry is also important and characterises the economy of this part of the island; the Forteleoni Collection, a collection of very valuable cork handicrafts, is famous throughout the country.

LOCATION

MORE DETAILS

Energy Class : Under evaluation
Condition of the Property : New
Position : Central
View : Open view
Free Sides : 2
Type of Living Area : Living room
Type of Kitchen : Eat in kitchen
Heating system : Independent System
Type of Heating System : Pompa di Calore
Hot water system : Independent System
Material of Doors & Windows : Double Glazed Pvc
Conditions of Doors & Windows : Excellent
Blind/Shutter : Pvc
Flooring : Ceramic
Bathroom flooring : Ceramic
Floor : Ground, first and second floor

FEATURES

Air Conditioning
Fireplace
Flue
Double Glazing
Independent Entrance
Storage room