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## Cottage Le Acacie

With **direct access to the sea** along the Quartu S. E. coast, we offer a **cottage with sea view** and garden in **Loc. Terra Mala**.



1 – Terra Mala – Quartu S. Elena Coast– Cottage Le Acacie with direct access to the sea

### a renewed cottage with direct access to the sea

**Cottage Le Acacie** is in Località **Terra Mala** along the **coast of Quartu S. Elena**, in a **sea front location** with **direct access to the sea** and a **sea view veranda**.

### a nice garden and beautiful sea views from veranda

The cottage is a **two-level single-family house** in a **450 sqm seafront lot**.

On the **ground floor** there is a 17 sqm utility room with a bathroom.

The **72 sqm first floor** of the house consists of: living room, kitchen, two double bedrooms, one single bedroom, and bathroom.

The living room leads to a magnificent **20 sqm veranda with nice sea views**.

Outside, in the **garden**, there are an **area with barbecue** and Sardinian oven, and a shaded **parking space**.

The property has an **artesian well** and an 8000 litres **water reserve**, as well as an electric gate at the entrance to the **private road** that leads from Via Leonardo da Vinci to the sea.

### ideal to enjoy the sea few kilometres to the town

Cottage Le Acacie is **13 km to Quartu S. Elena**.





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2 – Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie

**Località Terra Mala** is along the coast of Quartu S. Elena: high cliffs overlooking the sea alternate with fine sandy beaches for 26 kilometres. Starting from the Margine Rosso beach we find the beaches of Cala Regina, Is Mortorius, Kal'e Moru, Capitana, Terra Mala and Murtaucci. All of them can be reached by **urban public transport up to Terra Mala**.

Energy class G. IPE> 175 kWh/m2 per year - data awaiting certification.

**Price: euro 320000.**

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3 – Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie





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4 – Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea front garden



5 – Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: house front





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6 – Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea front garden



7 – Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea front garden





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8 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: beach in front of the cottage



9 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea view living room



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10 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea view living room



11 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea view living room





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12 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: sea view living room



13 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: kitchen



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14 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: double bedroom



15 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: double bedroom





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16 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: bedroom



17 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: bathroom



18 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: ground floor and garden



19 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: garden and stairs to upper floor





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20 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: parking space



21 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: storage room



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22 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: ground floor bathroom



23 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: barbecue area





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24 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: Sardinian oven and barbecue



25 - Terra Mala – Quartu S. Elena Coast – Cottage Le Acacie: beach in front of the cottage



### **Info Quartu S. Elena**

*With some 70000 inhabitants, Quartu Sant'Elena is the third largest city in Sardinia after Cagliari and Sassari. Until the '60s its economic life was mainly based on agriculture, handicrafts and salt extraction. The proximity to Cagliari favored a rapid urban and demographic expansion that in a few decades changed a quiet rural village into a real town, involving also its shoreline.*

#### **The nature parks**

*Being in the centre of an integrated system of nature parks, Quartu territory is rich natural and environmental attractions.*

*On the banks of the homonymous pond the park Molentargius is together with the Beach Poetto and the abandoned salt-pans a protected wetland, where rare species of birds and a colony of pink flamingos live and nest, a real paradise for birdwatchers who dare to venture into the reeds of the surrounding marsh. The hinterland east of the city is part of the Park Sette Fratelli, a mountain area covered with forests dotted with springs, waterfalls, cliffs, natural sculptures in granite, and Mediterranean. It is the ideal place for walking, hiking, trekking and exciting adventures in search of the rare deer, or of the many wild boars.*

#### **The coast and the beaches**

*26 kilometers of coastline are part of the territory of Quartu S. Elena. From the environmental point of view, the Quartu coast is very impressive, with high cliffs onto the sea which alternate with beaches of fine sand.*

*The main beach is certainly Poetto, the largest and most popular town beach, since it is very well served by public transport. The part of the beach of Quartu extends up to the beach Margine Rosso. Going on north we find the beaches of Cala Regina, Is Mortorius, of Kal'e Moru, of Capitana, of Terra Mala, and of Murtaucci. The beaches of Poetto and of Murtaucci have been awarded the European Blue Flag. Almost all the beaches are equipped with all services and all are accessible by public urban transport, up to Terra Mala.*

#### **The hinterland of the Costa**

*Finally, we find the several nice residential areas that are uphill the coast. Developed in more or less recent times, following the expansion of the town, they are groups of houses between the sea, never too far away, and the hilly Mediterranean countryside, at the foot of the protected area of the Park of Sette Fratelli. Here is an oasis of silence, quiet, fragrances, and, often, breathtaking views over the whole coast.*



Beach Terra Mala