Villa Auralis

Region: Sardinia **Sleeps:** 10

Overview

In an elevated setting, Villa Auralis commands panoramic views across the Costa Smeralda, offering contemporary refinement surrounded by natural beauty. This exceptional abode combines the space of a luxurious villa with easy access to the sophistication of Porto Rotondo, just a short stroll away.

Villa Auralis has been created for discerning guests seeking privacy, wellness and a range of curated services in this glamorous corner of Sardinia. The villa was originally designed by the famous architect, Gianni Gamondi, and has been completely re-imagined in recent years using the finest materials and craftmanship - the attention to detail is outstanding.

The main villa sits in the heart of the 5000m2 estate, perched high with vistas towards Porto Rotondo from its vast picture-book windows. Expect designer furnishings, all perfectly positioned to make the most of the scenery, and a 100-inch TV with satellite channels and Netflix – so large that you can even watch movies or sports from the veranda. The wine cellar allows you to select fine and wine and champagne (just settle the bill during your stay).

The veranda is another highlight of this stunning home, with postcard worthy views as you dine al-fresco or sit back on warm summer evenings with good wine and company. A few steps away is the heated infinity swimming pool – imagine relaxing on the poolside teak terrace, with native plants as your natural backdrop, gazing out as far as Cala di Volpe and Portisco.

Welcoming up to 10 guests (plus two infants), sleeping quarters are scattered across the beautiful grounds with landscaped paths and steps connecting the main villa to its annexes. The villa's master bedroom feels like a suite from a 5-star hotel with its Redaelli You and Me bed, huge windows and gorgeous bathroom with a sauna. A second double bedroom also awaits in the main villa, making this an ideal set-up for a small family.

The remaining four bedrooms can be found across individual annexes, each with their own entrance, individually controlled air-conditioning, small fridges and outdoor space. Two feature double beds – we especially love the annexe just below the main villa with its romantic terrace overlooking Porto Rotondo. The other two feature a double and single – one has its own veranda beside a centuries-old olive tree.

Admire other ancient trees, granite monoliths and greenery as you stroll across the beautiful grounds. Come across the impressive fitness space covered by a bioclimatic pergola with lighting for evening workouts. A fitness trainer and yoga sessions can be organised on request.

Indeed, on-site concierge is available to arrange a selection of curated in-villa services and tailormade experiences, all possible at an additional cost. From breakfast on the terrace, a chef and daily housekeeping to private transfers, yacht charter and in-house massages, every detail can be taken care of to ensure your stay is as seamless as it is memorable.









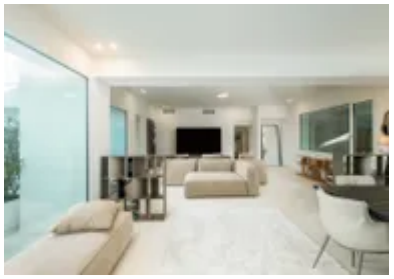
Away from your exclusive oasis, wander down to Porto Rotondo to soak up its elegant yet laid-back ambience with designer shops, upmarket restaurants and its marina. Stroll a little further to one of Porto Rotondo's two beaches offering crystal-clear sea and soft white sand or venture by car to the likes of Porto Cervo, Baja Sardinia and the idyllic coves of Capriccioli.

Villa Auralis offers a rare blend of sophistication, comfort and Sardinian natural beauty in one of the island's most exclusive settings.

Facilities

Ideal for Kids • Private Pool • Boat Trips • Scuba Diving • Sailing • Cycling • Fishing • Air-Con • Golf Nearby • Wellness • Tennis Nearby • Historical Sites • Villa • Watersports • Walk to Village • Walking/Hiking Paths • <1hr to Airport • Walk to Beach • Maid Service Available • Cots (Cribs) • Heated Pool • Wow Factor • Has Discount • Special Offer • Chef/Cook Available • All Bedrooms En-Suite • Beach Nearby • Instagrammable • Modern • Walk to Restaurant • Parking Space • Wi-Fi/Internet • Seaview • BBQ • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Table Tennis • Laptop Friendly Workspace • Gym/Fitness Room • Dishwasher • Microwave • Safety Deposit Box • Smart TV • Satellite TV • Sauna/Steam • Heating • Caretaker/Owner on Site • Water excursions/Boat trips • Pre-Stocked Fridge Available • Yoga Classes Available • Transfers Available • Breakfast Available • On-Site Concierge • Butler Available • Bathroom Toiletries • High Chair(s)

Interior & Grounds









Main Villa Interiors

- Large living-dining space with large windows with sea views, modular sofa, dining table, other designer furnishings, 100-inch TV (with satellite channels and Netflix) and wine cellar (with fine wines to purchase). Doors open to covered veranda
- Fully-equipped kitchen with glass sliding doors opening to outdoor kitchen. Both kitchens fully equipped including fridge, induction hobs, oven, microwave and dishwasher
- Service shower room
- Master bedroom with Redaelli You and Me double bed, walk-in closet and private bathroom with walk-in shower, two sinks and sauna. Large windows (on three sides) with stunning views
- Bedroom with double bed, desk, TV, balcony and private bathroom

Annexed Bedrooms

There are four annexed bedrooms are scattered across the private grounds, each one with its own independent entrance

Family Annexe I (3 guests, situated by itself overlooking lower grounds)

- Bedroom with double bed, single bed and small fridge
- Bathroom with marble shower, sink, toilet and large window and mosquito screen
- Large veranda (50m2 with glass parapet) with seating, dining table and sea view

Annexe II (3 guests or 2 adults/2 children, situated directly below Annexe III)

- Bedroom with double bed, single bed, desk and small fridge (the single bed can be replaced by two small children's beds on request)
- Bathroom with marble shower, sink, toilet and large window and mosquito screen
- Large veranda with seating beside an ancient olive tree

Annexe III (2 guests, situated directly above Annexe II)

- Bedroom with Redaelli You and Me double bed, desk and small fridge
- Bathroom with marble shower, sink, toilet and large window and mosquito screen
- Private terrace with teak flooring, glass parapets, outdoor seating and view of ancient olive tree, Porto Rotondo and sea
- Steps lead to Annexe II (below) and main villa (above)

Annexe IV (2 guests, situated above the main villa)

- Bedroom with leather double bed, desk and small fridge
- Bathroom with marble shower, sink, toilet and large window and mosquito screen
- Pergola with beautiful view
- Steps lead down to main villa

Outside Grounds (5000m2)

- Heated infinity swimming pool (depth: 0.3-1.5m) with oxygen and chlorine purification and lighting (external and internal)
- Outdoor shower
- Large teak poolside terrace with glass parapet, loungers/seating, coffee tables, large round sofa and gazebo bed
- Covered veranda with al-fresco lounge, dining area and stunning views
- Barbecue area (beneath trees, adjacent to main villa's kitchen) with al-fresco dining table and chairs
- Fitness area with bioclimatic pergola (can be closed via remote control), lighting, rubber flooring and multifunctional tower (with dumbbells, benches, barbells, weights etc)
- Large grounds with native plants, greenery, ancient trees and granite monoliths (set on a hillside with pathways, steps and different levels)
- Parking (x8 spaces, uncovered)

Location & Local Information

This is a truly privileged setting on Sardinia's glamourous and beautiful Costa Smeralda. Villa Auralis is set on a hillside within its own vast and private grounds (5000m2) yet just over 500m from Porto Rotondo. Transfers can be arranged from Olbia Airport, less than half an hour by car.

Porto Rotondo itself is an upmarket yet laid back village with exclusive boutiques, high-end restaurants and a small marina (ask about yacht charter and boat trips). Stroll down to the harbour for a morning espresso by the water's edge, then venture to Spiaggia di Ira for fine white sand, gently shelving turquoise sea and sun beds to hire (head early in the height of the summer as it's a popular spot). Back in Porto Rotondo's centre, a market takes place every Wednesday morning from June to September/October, a great way to pick up wonderful artisan products.

There is of course so much to discover across this corner of the island, from the iconic beach clubs, designer shops and gastronomic dining of Porto Cervo (25km) and lively scene at Baja Sardinia (30km) to the authentic charm of San Pantaleo, a mountain village in a beautiful setting.

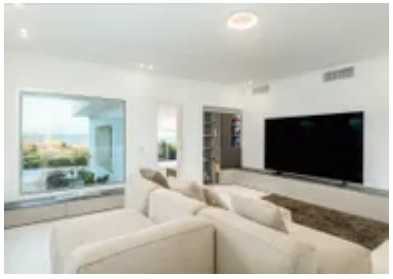
Picture-perfect beaches also await – some of the owners' favourites include the exclusive Spiaggia Del Romazzino (24km) and Spiaggia Liscia Ruja, not far from the 18-hole Pevero Golf Club with its magnificent vistas over Porto Cervo bay. The little coves of Capriccioli (22km) are also known for their crystal-clear sea and incredible natural beauty.

Local Amenities

Nearest Airport	**Olbia Costa Smeralda Airport (17.5km)**
Nearest Airport 2	**Alghero Airport (143km)**
Nearest Beach	**Spiaggia Rudargia/Spiaggia di Ira (1.5km/1.7km)**
Nearest City	**Olbia (15km)**
Nearest Ferry Port	**Olbia (16km)**
Nearest Golf	**Pevero Golf Club (22km)**
Nearest Restaurant	**Porto Rotondo (500m to 1km)**
Nearest Supermarket	**Porto Rotondo (500m)**









Nearest Tennis	**Porto Rotondo (750m)**
Nearest Village	**Porto Rotondo (500m)**

What we love

- Originally designed by renowned architect Gianni Gamondi, this luxurious villa has been completely re-imagined with incredible attention to detail
- Guests can expect the finest craftmanship and high-end furnishings across the main villa and its annexes
- Soak up sweeping views of the Costa Smeralda from the elevated veranda and heated infinity pool
- Keep active in the outdoor fitness area or simply stroll through the beautiful private grounds admiring ancient trees, majestic monoliths and native plants
- An array of curated extras can be arranged by on-site concierge from breakfast, chef services and in-villa massages to yacht charter, transfers, beauty treatments and so much more
- It's wonderful to be able to stroll to Porto Rotondo's chic marina, upmarket restaurants and white-sand beaches

What you should know...

- Sleeping up to 10 guests (plus two infants), there are two bedrooms in the main villa (including the stunning master bedroom) and four annexed bedrooms scattered across the beautiful grounds – please see the "Layout" for full details.
- When you arrive you will find groceries in the pantry and a stocked wine fridge - make a note of what you use and payment can be settled at the end. Please see the "Extras" tab for full details of all additional services/amenities available.
- Staff live on site in an independent studio annexe (located to the left of the main entrance).
- Please note that due to the different level, the property may not be suitable for those with mobility issue and children must be supervised.
- Please note that a private van and driver are available upon request at extra cost. Please enquire for further info.
- Please note that the villa can only be booked at its maximum capacity of 10 guests (plus two infants). No reduced-capacity pricing is available. All bedrooms and the annexe will be available to guests.
- The sauna located in the master bedroom is available upon request.

Terms & Conditions

- **Security deposit:** €5000 charged to client's credit card by the owner as a pre-authorisation one month before/upon arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** 4.00 p.m. Check-in outside this time may be subject to an extra cost. Please enquire for more details.

- **Departure time:** 10.00 a.m.

- **Energy costs included?:** Yes.

- **Linen & towels included?:** Yes.

- **Pets welcome?:** Not allowed.

- **Other Ts and Cs:** Weddings, stag/hen parties and any special events are not allowed.
 Please note home security devices may be installed at the property, please enquire for further information.
 Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.
 Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking.

- **Changeover day:** Flexible,

- **End of stay cleaning:** Extra €700, payable locally in cash. Guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.

- **Smoking Allowed?:** Not allowed.

- **Minimum stay:** 5 nights within end-June and end-July, 7 nights in August, 4 nights during other periods.

- **Heating costs included?:** Yes.

- **Pool heating charge?:** The pool is open approximately April to October. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.

- **Tax:** Italian Visitors Tax payable locally in cash (typically costs €1-€10 per person per night - please enquire if exact amount is required).

- **Internet access?:** Wi-Fi internet access included.

- **Pool opening dates?:** At extra cost of 50€ per day on request. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.