Villa Salistra

Region: Sardinia **Sleeps:** 8

Overview

Set within a quiet residential enclave in Castiadas, Villa Salistra is a refined coastal retreat just 500 metres from the sea, where Sardinian tradition is expressed through light-filled interiors, tactile materials and carefully chosen details. Approached via a private entrance, the villa immediately feels calm and well considered, framed by a neatly kept garden that draws the outdoors into everyday living.

The villa is arranged over two levels, beginning on the ground floor where shared spaces unfold with ease. The living room is warm and welcoming, anchored by a fireplace that adds atmosphere during cooler evenings and complemented by a double sofa bed for flexible sleeping arrangements. Nearby, the dining area flows naturally into the fully equipped kitchen, designed for both practicality and sociable cooking. This level also includes a shower room, a laundry space and a useful storage cavity, keeping the house uncluttered and comfortable for longer stays.

Upstairs, the sleeping area offers three bedrooms arranged for families and small groups. The principal double bedroom enjoys its own en-suite shower room, while a second double bedroom and a single room share a further shower room. The single room can be adapted into a double with a pull-out bed, adding versatility. Each bedroom has a window or small balcony overlooking the private garden, with soft sea views appearing on the horizon through the greenery.

Outside, the villa is surrounded by a carefully maintained garden where a swimming pool provides a soothing focal point. A small solarium with sun loungers and parasol sits nearby, along with an outdoor hot-water shower and a barbecue area. The large covered portico extends the living space outdoors, furnished with a dining table and lounge seating for long meals and relaxed evenings. Thoughtful touches, from mosquito nets to coordinated fabrics, complete a home that feels cohesive, comfortable and deeply connected to its setting.







Facilities

Air-Con • Recommended • Private Pool • Villa • Walking/Hiking Paths • Pets on Request • Walk to Beach • Maid Service Available • Cots (Cribs) • Ideal for Teens • Beach Nearby • Parking Space • Wi-Fi/Internet • BBQ • Washing Machine • Outstanding Landscapes • Coffee Machine • Hairdryer • Outdoor Pursuit & Activities • Tourist Towns & Villages • TV • Dishwasher • High Chair(s)

Interior & Grounds









Villa Salistra(220sqm)

Ground Floor

- Living room with a lovely fireplace and a double sofa bed
- Dining area
- Fully equipped kitchen
- Bathroom with shower
- Laundry room
- Storage room

First Floor

- Bedroom 1: Double bedroom with en-suite bathroom
- Bedroom 2: Double bedroom
- Bedroom 3: Single bedroom that can be converted into a double with a pull-out bed

Exterior

- Reserved parking space for two cars
- Slide for pushchairs
- Well-kept garden
- Swimming pool
- Small solarium equipped with a sun umbrella and sunbeds
- Outdoor hot-water shower
- Functional barbecue area
- Large portico with a dining table and lounge

Additional Facilities

- Air conditioning/heating
- Free wi-fi
- Satellite TV
- Fireplace
- Washing machine and clothesline
- Iron and ironing board
- Hair dryer
- Camping cradle
- High chair

Location & Local Information

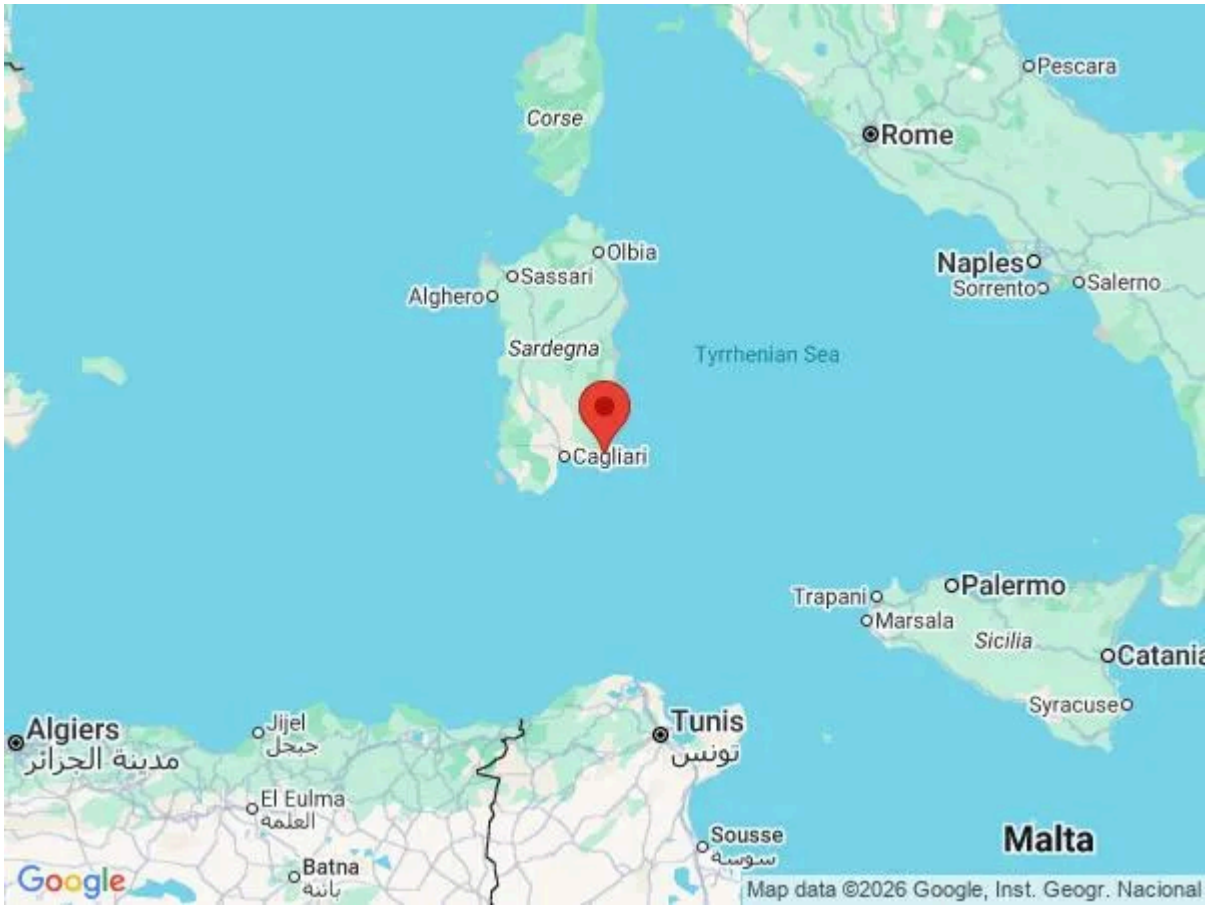
Villa Salistra is located in Castiadas, a gently developed area on Sardinia's south-eastern coast prized for its clear waters, open landscapes and relaxed atmosphere. This part of the island offers a quieter alternative to more crowded destinations, where beaches remain open and natural, framed by Mediterranean vegetation and low rolling hills.

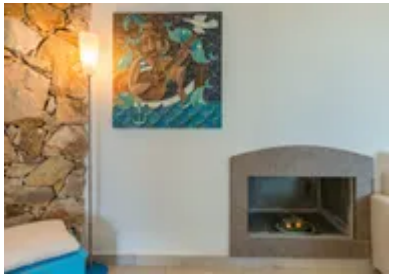
Just a short walk from the villa, the coastline invites spontaneous swims and leisurely strolls by the sea. Beaches in this area are known for their pale sand, shallow waters and excellent swimming conditions, making them appealing for all ages. The surrounding sea benefits from protection within the wider Capo Carbonara Marine Area, helping preserve water clarity and marine life.

Castiadas itself has a strong rural heritage, once shaped by farming communities and agricultural estates. This history still influences the landscape today, lending the area an authentic feel that sits comfortably alongside its modern villas. Nearby villages provide everyday amenities, including food shops, bakeries and local restaurants where Sardinian cooking takes centre stage.

A little further afield, the coastline reveals a succession of beaches, each with its own character, while inland routes lead through countryside dotted with olive trees and Mediterranean scrub. Whether exploring by foot, enjoying the sea or sampling local flavours, the area encourages a slower pace that suits relaxed coastal living.

Villa Salistra's location offers a balance of privacy, proximity to the sea and easy access to the highlights of south-east Sardinia, making it a rewarding base for both short breaks and longer stays.









What we love

- Thoughtful interiors that reinterpret Sardinian tradition with a fresh, contemporary feel!
- A private pool set within a beautifully kept garden.
- Being just 500 metres from the sea while enjoying a calm, residential setting.
- The nearest equipped beach to the villa is Scoglio di Peppino, located approximately 500 metres away—just over a 4-minute walk.

What you should know...

- The single bedroom can be converted into a double using a pull-out bed.
- The villa is located within a private condominium of similar villas.
- A private car is necessary to reach the property and for getting around during your stay, allowing you to fully enjoy the freedom and beauty of the surrounding area.
- Umbrellas and sunbeds can be reserved directly at Scoglio di Peppino beach for an additional charge.
- Due to the layout of the villa, there are some steps outdoor and indoor. We recommend that children and guests with mobility difficulties are supervised at all times when using these areas.
- The property is located within a private condominium of similar villas. If you travelling with a large group, please see the sisters properties Villa Lisina (https://www.oliverstravels.com/italy/southern-italy/sardinia/villa-lisina/), Villa Leugea (https://www.oliverstravels.com/italy/southern-italy/sardinia/villa-leugea/), Villa Mino (https://www.oliverstravels.com/italy/southern-italy/sardinia/villa-mino/) and Villa Il Granaio (https://www.oliverstravels.com/italy/southern-italy/sardinia/villa-il-granaio/)

Terms & Conditions

- **Security deposit:** €1500 charged to client's credit card by the owner upon arrival and refunded two weeks after departure, subject to full inspection.

- **Arrival time:** 3.00 p.m. to 8.00 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?:** On request(only pets less than 10kg) only and with prior agreement with the owner.

- **Other Ts and Cs:** 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.
 Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager.
 Please note home security devices may be installed at the villa, please enquire for further information.
 In case of failure to dispose of waste, deposits will be withheld. € 100.00 as a penalty.

- **Changeover day:** Flexible.

- **End of stay cleaning:** Extra of €600, payable by credit card to the owner upon check-in. 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.

- **Other 2:** In case of failure to clean the kitchenette and/or dishes, € 40,00 will be deducted from the deposit as a penalty.

- **Minimum stay:** 7 nights during high season. 3-5 nights during other periods.

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

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

- **Pool towels included?:** Yes.

- **Pool opening dates?:** The pool is open from approximately start-April to end-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.