LiguriaHomes Casamare Imperia
Piazza De Amicis 15 - 18100 Imperia (IM)
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Villa for sale in Diano Marina
€ 14.900.000
Ref. 6V08



825 sq.m. | Bathrooms: 8 | Bedrooms: 7 | Rooms: 27

Ultra-Luxury Sea-View Villa for Sale on Capo Berta, Italian Riviera.

"Villa Capo Berta" is an exceptional contemporary villa for sale on Capo Berta, one of the most panoramic and exclusive locations in Western Liguria, between Imperia and Diano Marina. Completed in 2014, this impressive sea-view estate offers 825 m2 of internal accommodation, seven en-suite bedrooms, eight bathrooms, a panoramic infinity swimming pool and around 48.000 m2 of private Mediterranean land with approximately 130 olive trees.
Its elevated and secluded position ensures outstanding privacy and uninterrupted views across the Ligurian Sea, while remaining conveniently connected to the leading destinations of the Italian and French Rivieras. Villa Capo Berta was conceived as a contemporary Mediterranean residence of exceptional scale, combining modern architecture, natural light, privacy and energy efficiency.

Perfectly integrated into the natural slope, the villa has a discreet visual presence while maximising exposure towards the sea. Stone cladding, extensive glazing and strong horizontal lines create a distinctive architectural style that remains respectful of the Ligurian landscape.

Arranged over two principal levels, the villa offers dimensions rarely found among contemporary properties for sale on the Italian Riviera.

The interior layout prioritises spatial continuity, natural light and a clear separation between the main living areas, bedroom accommodation and service spaces.

The principal floor allows everyday living to take place largely on one level. Generous reception areas incorporate the living room, dining area and kitchen within open, interconnected spaces, while maintaining a clear distinction between their different functions.
Floor-to-ceiling windows frame the Mediterranean landscape and open directly onto the panoramic terraces, creating a continuous connection between the interiors, gardens and sea.
The large contemporary kitchen combines refined design with high-level functionality and is ideal for both private family life and entertaining.
The villa includes seven spacious bedrooms, all with private en-suite bathrooms, and eight bathrooms in total. The principal suite benefits from generous proportions and direct access to the sea-facing terraces.
The garden level includes further bedroom accommodation, cinema room, service and storage rooms, together with versatile areas suitable for a gym, wellness space or other leisure facilities. Direct access to the gardens allows this floor to operate independently when required.

The outdoor areas are among the defining features of this luxury villa for sale in Liguria. Large panoramic terraces extend directly from the reception rooms and provide generous areas for dining, relaxing and entertaining. Architectural overhangs and shaded areas allow the terraces to be enjoyed throughout much of the year.
The swimming pool has been positioned to align visually with the sea and the horizon, strengthening the connection between the architecture and the surrounding Mediterranean landscape.

The approximately 48.000 m2 of private grounds include landscaped gardens, Mediterranean vegetation, fruit trees and around 130 olive trees. Their scale and configuration ensure exceptional privacy and visual protection from neighbouring properties.
This luxury property for sale in Liguria has been constructed to a technical standard substantially above the regional average. Its reinforced-concrete structure was designed for the hillside setting, while high-performance insulation, energy-efficient glazing and contemporary systems contribute to its A4 energy classification, the best available. The property is equipped with 80 photovoltaic panels, which currently generate sufficient energy to meet its daytime requirements.

This exclusive property for sale in Liguria occupies a privileged position on the Ligurian coast, between Imperia and Diano Marina. Beaches, marinas, restaurants and essential services are within convenient reach, while Alassio, Sanremo, Monaco, Nice and the French Riviera are easily accessible by road. International flight connections are available through Nice Côte d'Azur International Airport and Genoa International Airport. Riviera Airport at Villanova d'Albenga, serving private and business aviation, provides an additional advantage for owners travelling by private aircraft. The extent of the private land may also allow the construction of a private helipad within the estate, subject to the necessary authorisations.

The adjoining villa may also be purchased by separate negotiation. It benefits from an approved redevelopment project for an independent residence of approximately 215 m2, set within around 39.000 m2 of private land. Once completed, it could serve as a private guest villa, secondary family residence or fully independent home.

Villa Capo Berta represents a rare opportunity to acquire an ultra-luxury contemporary villa with panoramic sea views, extensive private land and advanced energy efficiency in one of the most desirable locations in Liguria. Its architecture, privacy, seven en-suite bedrooms, panoramic swimming pool and proximity to Imperia, Diano Marina and the principal destinations of the Italian and French Rivieras make it an outstanding Mediterranean residence for an international buyer.

Certification

Energy Class: A4	**EPglnr**: 4.98 kwh/□

Features

Total sq.m.: 825 sq.m.	Bedrooms: 7
Bathrooms: 8	Rooms: 27
Floor: On two-levels	Heating: Independent
Parking: Uncovered	Balconies: Present
Terrace: Present	Garden: Private, 48.000 sq.m.
Garage: Triple, 62 sq.m.	Closet

Cellar	Air-Conditioning
Sea View	Distance from the sea : 250 mt
Swimming pool	

Nearby

Gyms	Tennis Courts
Bike Lanes	Playgrounds
Train Station	Public Transport
Primary Schools	Secondary Schools
Bar / Restaurant	Post Office / Bank

















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