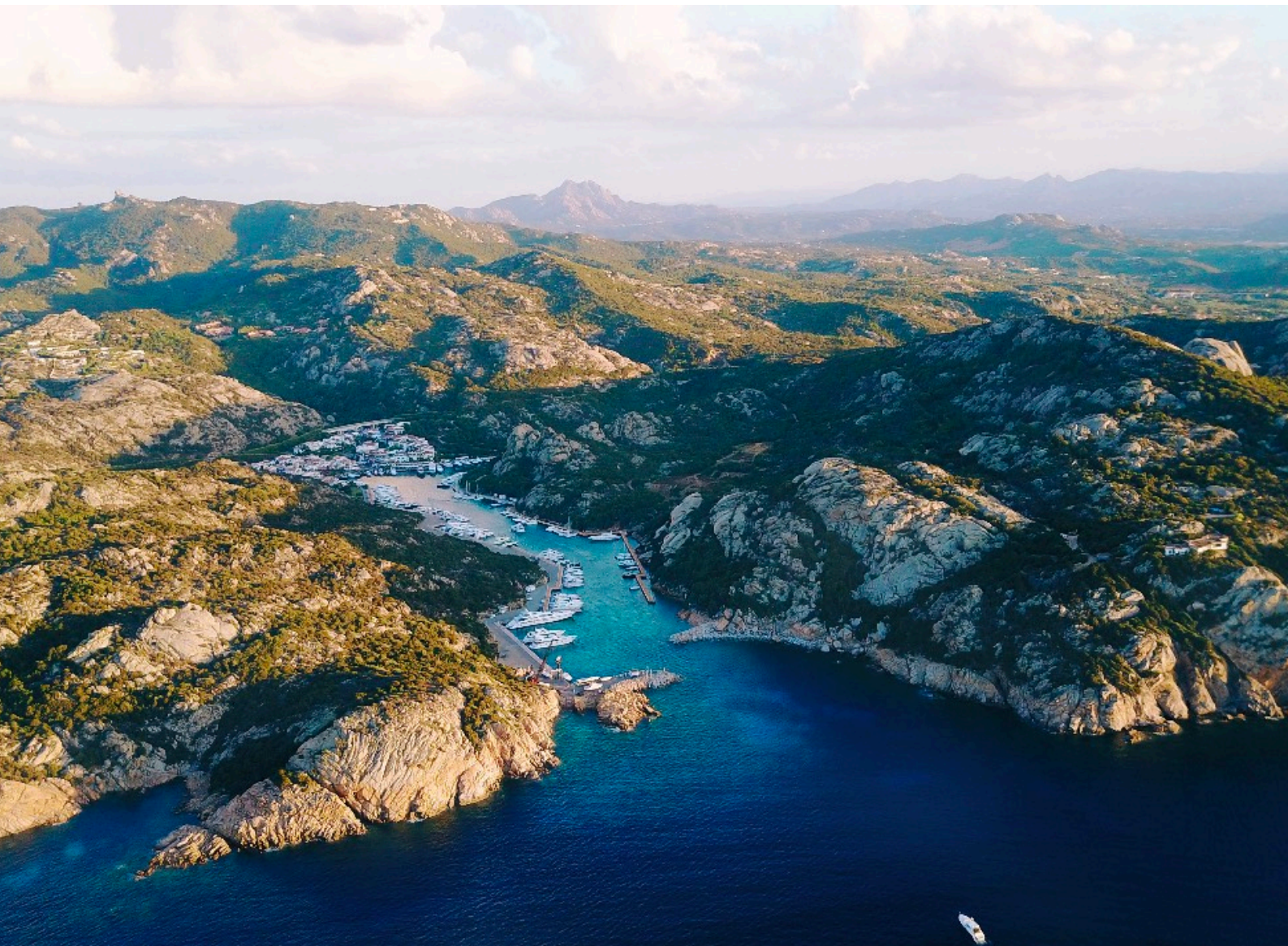


POLTU SARDINIA QUATU



PRESS RELEASE

POLTU QUATU A NEW CHAPTER IN SARDINIA

New vision, new energy, new international projects: the "hidden port" between Porto Cervo and Baja Sardinia is being transformed, redefining the concept of holidays on the island's north coast

COAST^{PR}

Enthusiasts of design, architecture, sport, fine dining and entertainment have a new destination to mark on the map: Poltu Quatu. Meaning "hidden port" in the local dialect, the village is relaunching with a renewed look and identity, becoming a key point of reference for breezy, laid-back summer getaways.

Created in the late 1980s, Poltu Quatu embraces Mediterranean style with its curved lines, whitewashed walls, central piazza and charming port - the Marina dell'Orso - looking out to Caprera and the islands of the La Maddalena archipelago. A truly scenic location, featured in films and TV series, today it returns with fresh energy and a new vision.

"We're proud of this project, the flagship of our hospitality portfolio, which contributes to enhancing the immense potential of this jewel of Northern Sardinia, while safeguarding the region's unique characteristics. The entire economic and social fabric of the area will see significant advantages in terms of visibility, revenue, employment and attraction of new resources, to the benefit of the local community." commented Giampiero Schiavo, CEO and General Manager of Castello SGR, the hospitality-focused real estate investment leader that acquired the village in March 2024.

"Poltu Quatu represents a strategic investment in a unique destination, which combines natural beauty and distinctive high-end positioning. Our aim is to unlock its full potential, enriching the offering to attract a sophisticated international clientele, expanding the experience, and strengthening its identity." added Michelangelo Ripamonti, Head of Hospitality Investments at Castello SGR.

A new beginning

Following major redevelopment, the village reopens with a new W Hotel, a range of restaurants, a beach club, wellness area, and lifestyle offerings designed for unpretentious, quality vacations. Poltu Quatu is the new coastal meeting place: stay, dock, stroll, shop, browse contemporary art galleries, work out with a sea view, or relax at the spa. Every evening brings a new experience, thanks to a varied international culinary proposal.

Hospitality

W Sardinia - Poltu Quatu is set to launch in August, promising bold design, innovative dining experiences, and a rich programme of events. Designed by New York's Meyer Davis studio, the hotel represents the heart and soul of the village, featuring 154 guest rooms and suites, Tanit restaurant overlooking the marina, the W Lounge social hub, the WET Deck poolside area, AWAY Spa, FIT gym, and the exclusive **W Beach Club**. The ample range of services is also designed to cater to external guests, who can visit the hotel to meet friends, have drinks, dinner or simply enjoy the various happenings from morning until late.



Lobby W Sardinia - Poltu Quatu

Beach club

Set in an almost hidden cove beside Poltu Quatu, **Verde Beach Sardinia** aims to replicate the successful formula already proven in St. Tropez. Sociability and fun, paired with an intriguing menu and wine list are key elements here. Verde is famous for combining refined cuisine (in Sardinia thanks to a team led by Chef Kanchana) with quality musical entertainment. The difference between this location and Verde Beach in Dubai or St. Tropez? You can only reach this one by sea.

Cuisine

Entertainment and dining are central to Poltu Quatu. Strolling from the little piazza perched above the water, over the little dock bridge and along Marina dell'Orso, visitors can choose from a range of cuisines and ambiances, all delivering outstanding quality.

Tanit is a name that habitués of the coast will associate with spectacular sea views and seafood. The restaurant has been redesigned in line with the aesthetics of the W Sardinia -Poltu Quatu, but the concept, consistently appreciated since 1987, remains focused on the finest local ingredients, Mediterranean flavours and attentive but never intrusive service.



CouCou Restaurant

Direct from the 52nd floor of Dubai's Palm Jumeirah comes **CouCou**, an essential part of the flurry of innovation sweeping Poltu Quatu in this bustling 2025 season. The promise is one of Mediterranean cuisine with a touch of French flair, space for socialising, and original cocktails featuring novel ingredients. Other new openings include: **Le Specialità**, the Milanese restaurant brand with outposts on the Bosphorus in Istanbul and in Miami's Design District, offering signature pizzas and fine dining; a summer version of **Il Marchese**, the renowned restaurant, cocktail and liqueur bar in Rome's Via di Ripetta and Milan's Via Bossi owned by Davide Solari and Lorenzo Renzi; and **Nobuya**, the Milan-born restaurant by Chef Niimori Nobuya, where Japanese tradition meets Italian flavours in an engaging fusion. Classic favourites return in the form of **Aruanã**, the renowned churrascaria relocated here from Porto Cervo, and the revamped **Caffè della Piazza** - lively throughout the day and the convivial heart of the village thanks to an all-day dining proposal by Michelin-starred chef Fabio Ciervo.

Sport and wellness

Poltu Quatu presents a spacious **wellness zone** overlooking the marina, equipped with state-of-the-art **Technogym** equipment and an experienced team of trainers to support guests in bespoke sessions. There's an area dedicated to **yoga**, and mat as well as reformer **Pilates**, with individual or couples' lessons available. Tennis and padel lovers can have fun at the **Galimberti Tennis Academy**, founded by former tennis pro Giorgio Galimberti, with private or group lessons, weekly clinics, and personalised training with certified coaches available all summer.

Style on the water

Completing the offer in Poltu Quatu are two new **Pirelli Speedboats**, branded **W Sardinia - Poltu Quatu** and **Verde Beach** - thanks to a collaboration with **SACS Tecnorib**, Pirelli's official licensee for the nautical sector. Eye-catching, high performance and safe, the **Pirelli 30 and 35 models** perfectly embody the destination's dynamic sophistication. Guests at the village can set out from the Marina dell'Orso for beach clubs, excursions or relaxing cruises to the most beautiful locations along the coast.

Future vision

The relaunch of Poltu Quatu marks the beginning of a long-term development strategy. Over the coming years, the village will continue to evolve through new openings, events, partnerships and cultural initiatives, positioning itself to become one of the most vibrant and compelling destinations in the Mediterranean.

MEDIA INFO

Castello SGR

Castello SGR is a market-leading asset management company promoting real estate-focused alternative investment instruments. As of 31 December 2024, it manages approximately €4.6 billion in assets, with more than 80 active funds and over 400 diverse properties. Castello SGR is the ideal strategic partner for national and international investors in the Italian real estate, credit and infrastructure markets. Since July 2023, it has been part of the Anima Group, Italy's leading operator in the asset management sector.

ANIMA

ANIMA is a leading Italian asset management group, with over €200 billion in managed assets and more than one million clients. Formed through the merger of complementary companies across the asset and wealth management industry, ANIMA counts over 500 consultants in Italy and manages investment solutions for institutional (insurance and financial groups, pension funds), corporate and individual clients. Anima Holding, listed on the Italian stock exchange since 2014, fully owns Anima Sgr (mutual funds), Anima Alternative Sgr (private market) and, since 2024, Kairos Partners Sgr (boutique asset and wealth management).

It also holds 80% of Castello SGR, a leader in real-estate focused alternative investment products. As of April 2025, ANIMA is part of the Banco BPM Group.

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