



## Seaview plots with building license



### Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 170,865.15

### Τοποθεσία

Χώρα:	Ελλάδα
Νομός/Περιοχή/Επαρχία:	Crete
Πόλη:	Agios Nikolaos
Ταχυδρομικός κωδικός:	72100
Δημοσιεύθηκε:	24/06/2025

Περιγραφή:

Located in Agios Nikolaos.

Two adjacent building plots (2188 m2 & 2122 m2), enjoying uninterrupted sea and mountain views in the area of Mardati, less than a 5 minute drive to the modern tourist town of Agios Nikolaos.

The price of each plot is €145,000.

It is possible to build a total of 200 m2 on two floors, plus basement and attic on each of the two plots. Enough area would be left on each plot to make swimming pool(s), terraces, pergolas, garden, parking, etc.

Each plot already has a building license (see building plans below) for two houses of 100 m2 each (+ basement) and the buyer can choose to use the existing license or to issue his own building license according to his wishes and needs.

It lies in a very quiet area at the edge of Mardati village boundaries.

There is easy road access to this land.

Water, electricity and phone lines with broadband internet are on land.



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Bus service almost every hour to Agios Nikolaos and Kritsa.

Agios Nikolaos is the capital of the county Lasithi and is located at the Mirabello Bay, north-east Crete, only 45 mins away from the international airport of Heraklion.

Geographically the town is well protected from strong winds allowing sea sports and swimming nearly all year round.

Although Agios Nikolaos has a population of less than 20,000 it has a several banks, supermarkets, shops of every kind, doctors, a modern hospital of high standard, public swimming pool and tennis courts, yacht marina, harbour, cinema, theatre, gyms, a 9-hole golf course, schools ranging from nurseries to 6-level high school and generally all the amenities you would expect to find in a modern European town.

The microclimate is one of the best in Greece and the moderate temperatures rarely exceed 30c in summer or fall below 15c in wintertime. This wonderful dry climate together with the natural beauty of the area has attracted most of the high class hotels of Greece to operate here.

## Κοινά

Τελειωμένα τετραγωνικά πόδια:	2188 τ.μ
Μέγεθος αυλής:	2188 τ.μ

## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Link:	<a href="http://www.arkadia.com/MEAB-T8580/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/MEAB-T8580/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	plmm10o
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