



## Sea Front Villa For sale, Platanias, 200 sq.m., €1.500.000



### Information de l'agent

Nom:	ArKadia
Nom de compagnie:	
Pays:	Royaume-Uni
Téléphone:	
Langues:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 1,760,232.14

### Location

Pays:	Grèce
État/Région/Province:	Thessalie
Ville:	Platanias
Indicatif régional:	730 14
Soumis:	29/09/2025

### Description:

Luxury Waterfront Villa for Sale in Chania Crete

This one-of-a-kind luxury waterfront villa in Chania Crete is the only property currently for sale on the entire island that is set literally on the sand.

No matter how much you search, you will not find another villa in Crete that combines such direct beach-on-your-doorstep access with true five-star luxury. The gentle sound of the waves becomes part of everyday life while uninterrupted views of the Mediterranean's turquoise waters stretch before you from sunrise to sunset.

Offering 200 m<sup>2</sup> of elegant interior space on a 600 m<sup>2</sup> private plot, the residence features five spacious bedrooms—each with its own en-suite bathroom and private balcony—plus an additional guest WC. Generous open-plan interiors are filled with natural light; floor-to-ceiling glass doors frame the seascape and dissolve the boundary between indoors and outdoors. A sleek designer kitchen, expansive dining area and comfortable lounge make this villa equally perfect for relaxed family life or sophisticated entertaining.

Step from your terrace straight onto the sand or into your own 75 m<sup>2</sup> infinity-style swimming pool, where an elegant built-in barbecue and alfresco dining zone set the stage for unforgettable evenings beneath the Cretan stars. Private parking and autonomous heating with fan-coil units ensure year-round comfort and



convenience.

Perfectly positioned for effortless island living, the villa is only 13 km from the historic centre of Chania, 2 km from lively Platanias, 7 km from the picturesque Kolymbari with its yacht marina, and about 30 minutes from Chania International Airport. Whether you crave a quiet evening stroll along the Venetian harbour, a sailing trip from Kolymbari's marina, or the vibrant nightlife of Platanias, everything lies within easy reach.

This flagship residence represents not only a rare lifestyle choice but also a prime tourism investment opportunity, with the potential to generate up to 8% annual ROI through luxury holiday rentals in one of Europe's most desirable destinations. Its absolute waterfront—and truly beachfront—status, with direct sand-level access, makes it a property without rival and without competition: nowhere else in Crete will you find a villa literally set on the sand and available for sale.

This is an off-plan villa and construction will commence from the date the buyer's deposit is received, with completion delivered within the agreed timeframe.

PROPERTY ID: 0v-1481.

Ktimoemporiki Real Estate

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## Commun

Chambres:	5
Salle de bains:	5
Pied carré fini:	201 m <sup>2</sup>
Dimesions du lot:	600 m <sup>2</sup>
Floor Number:	1

## Room details

Total rooms:	5
Indoor Features:	Fitted kitchen

## Building details

Parking:	Oui
Outdoor Amenities:	Pool

## Lease terms

Date Available:

## Information additionnelle

Lien URL du site web: [http://www.arkadia.com/FMTB-T138/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/FMTB-T138/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)



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**Contact information**

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