



## Luxury 2 Bed Apartment for Sale In Saranda



### Information de l'agent

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Nom:              | Niall Madden                                                                  |
| Nom de compagnie: | Esales Property Limited                                                       |
| Pays:             | Royaume-Uni                                                                   |
| Expérience since: | 2002                                                                          |
| Type de service:  | Selling a Property                                                            |
| Specialties:      |                                                                               |
| Property Type:    | Apartments                                                                    |
| Téléphone:        |                                                                               |
| Languages:        | English                                                                       |
| Site web:         | <a href="https://esalesinternational.com">https://esalesinternational.com</a> |

### Détails de l'annonce

|              |                |
|--------------|----------------|
| Propriété à: | Vendre         |
| Prix:        | USD 173,057.31 |

#### Location

|                     |                                                    |
|---------------------|----------------------------------------------------|
| Adresse:            | Gjashtë, Sarandë                                   |
| Indicatif régional: | 9701                                               |
| Soumis:             | 19/10/2025                                         |
| Description:        | Luxury 2 Bed Apartment for Sale In Saranda Albania |

Esales Property ID: es5554830

#### Property Location

MałyHD Apartamenty Saranda

V299+R6Q, Sarandë 9701, Albania

#### Property Details

Luxury 2-Bedroom Apartment for Sale in Saranda, Albania: Riviera Investment Opportunity

FOR SALE: A Premium Coastal Residence on the Albanian Riviera – Featuring Three Balconies, Flexible High-Capacity Living, and Direct Sea Views of Corfu.



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This exceptional listing offers a beautifully designed and strategically located two-bedroom apartment in the heart of Saranda, Southern Albania. Positioned on the famous Albanian Riviera, this property is ideal for the discerning investor or homeowner seeking a blend of central convenience, modern comfort, and spectacular Mediterranean views. The apartment's location in a quiet, but central area provides the perfect balance: immediate proximity to the city's vibrant life combined with a tranquil environment for rest and relaxation.

## Prime Location and Unbeatable Accessibility

The apartment benefits from a highly sought-after location in Saranda, renowned as one of Europe's fastest-growing coastal towns. The best of the city is easily accessible via a short and pleasant walk. A straightforward 12 to 15-minute stroll takes residents directly to the sun-drenched beaches, the bustling seaside promenade, and the array of amenities that define coastal living. This proximity ensures effortless access to numerous cafés, traditional restaurants, extensive shopping options, and the city's key entertainment venues.

One of the property's most compelling features is its captivating outlook. Residents can step onto the main balcony to enjoy a stunning sea view, directly overlooking the Ionian Sea and the magnificent silhouette of the island of Corfu. This visual connection to one of the most picturesque seascapes in the Mediterranean provides a daily luxury, transforming routine moments into memorable coastal experiences. The position ensures the apartment captures the essence of the Riviera, offering a peaceful retreat away from the immediate noise of the waterfront while keeping the vibrant heart of Saranda close at hand.

## Apartment Design: Space, Light, and Modern Utility

The apartment is situated on the 4th floor and has been expertly configured across its internal space and three unique balconies, maximizing natural light and offering distinct outdoor areas.

\* **Open-Plan Living:** The core of the residence is the large communal space, a bright and airy area combining the kitchen, dining room, and living room. This open design facilitates easy socializing and entertaining, making the apartment feel exceptionally spacious. Large windows and glass doors ensure this area is continually bathed in light, creating a welcoming and modern atmosphere. This main space flows directly onto the largest of the balconies, which features the prime sea view onto Corfu, effortlessly merging indoor and outdoor living.

\* **Fully Equipped Kitchen:** The kitchen is modern, fully equipped, and functional, providing all the necessary conveniences for preparing high-quality, home-cooked meals. This feature is particularly valuable for long-term residents and for maximizing the appeal of the apartment on the lucrative short-term rental market.

\* **Three Private Balconies:** A rare feature, the apartment boasts three separate balconies. This ensures privacy and flexibility, offering different vantage points for enjoying the weather and views, or for allowing multiple guests or residents to have their own outdoor space.

## Flexible Accommodation and High Capacity



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The property is thoughtfully arranged to offer generous sleeping arrangements, making it highly versatile for family use or for maximizing rental income potential.

\* **Primary Bedroom:** The first bedroom is designed as the main retreat, featuring a comfortable double bed and dedicated ample storage facilities. This room also benefits from its own private balcony, offering a secluded spot for quiet relaxation.

\* **Second Bedroom:** The second bedroom is highly flexible, fitted with two single beds and includes a dedicated workspace. The twin bed setup is enhanced by a twin two-levelled bed (a trundle or pull-out), effectively allowing the room to sleep three individuals comfortably.

\* **Exceptional Capacity:** The overall configuration means the apartment can easily sleep 5 guests (2 in the double bed, 3 in the twin/trundle room). Furthermore, the communal sitting room includes a sofa that offers the possibility of accommodating a 6th guest (e.g., a fourth child or adolescent). This high-capacity potential is a significant advantage for capitalizing on Saranda's seasonal tourism demand, offering a competitive edge for rental property owners. Buyers interested in booking for 5 or more guests are advised to inform the property managers so that appropriate linens can be prepared.

## Investment Summary

In summary, this two-bedroom apartment represents a superb investment in a highly desirable location on the Albanian Riviera. While located on the 4th floor without a lift, this detail is offset by the apartment's numerous premium features: three balconies, modern interior finishing, exceptional sleeping capacity, and the highly marketable sea view of Corfu. Its quiet yet central positioning, combined with the proven tourism demand in Saranda, makes this property an attractive and practical option for a personal seaside retreat or a powerful revenue-generating asset.

## ABOUT THE AREA

Saranda is the unofficial capital of the Albanian Riviera, a vibrant coastal city nestled in an open sea gulf of the Ionian Sea in Southern Albania. It is famed for its Mediterranean climate, boasting over 300 sunny days a year, and its strikingly beautiful turquoise waters and white pebble beaches. The city itself is built around a horseshoe bay, with its modern development rising up the surrounding hills, offering spectacular views of the sea and the nearby Greek island of Corfu. Saranda has transformed from a quiet fishing village into one of the most popular and rapidly growing tourist destinations in the Balkans, attracting visitors with its lively promenade, array of restaurants and cafes, and its prime position for exploring the southern coast.

The area surrounding Saranda is exceptionally rich in history and culture, with roots stretching back to ancient Epirus when the city was known as Onchesmus, serving as a key port in antiquity. The city's modern name derives from the Byzantine Monastery of the Forty Saints (Agioli Saranda in Greek), whose ruined complex sits on a hill overlooking the town. Essential historical attractions include the dramatic Lëkurësi Castle, built in the 16th century, which offers panoramic views of Saranda, the Ionian Sea, and the Ksamil islands. Just a short drive south is the UNESCO World Heritage Site of Butrint National Park, an ancient city described as a 'microcosm of Mediterranean history' with well-preserved ruins spanning Greek, Roman, Byzantine, and Venetian eras.



Saranda serves as the gateway to the stunning southern stretch of the Albanian Riviera, including the idyllic village of Ksamil. Often called the 'Pearl of the Ionian,' Ksamil is famous for its four small, uninhabited islands and pristine beaches. Inland, another must-see natural wonder is the Blue Eye Spring (Syri i Kaltër), a deep karst spring where water bubbles up from an extraordinary depth, creating a mesmerizingly bright blue centre that contrasts with the surrounding turquoise hue. These natural and archaeological treasures make Saranda an ideal base for both beach enthusiasts and cultural explorers looking to experience the diverse beauty of the region.

Reaching Saranda from outside Albania often involves a multi-modal journey, as the city does not have its own international airport. The nearest and most convenient airport is Corfu International Airport (CFU) in Greece, which is approximately 30 kilometers away and offers numerous seasonal and year-round flights from across Europe. From Corfu, travelers take a short taxi ride to the port and then a fast ferry across the strait to Saranda's port, a journey that can take as little as 35 minutes. The main airport within Albania is Tirana International Airport (TIA), but the road journey from Tirana to Saranda takes approximately five to six hours, making the Corfu ferry route the preferred option for most international visitors.

## MAiN FEATURES:

- \* 89m2 of living space
- \* 2 Bedrooms
- \* 1 Bathrooms
- \* Stunning Views
- \* Private Parking
- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants
- \* Great base from which to discover other fantastic areas of Albania
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com

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## Commun

|                  |                   |
|------------------|-------------------|
| Chambres:        | 2                 |
| Salle de bains:  | 1                 |
| Pied carré fini: | 89 m <sup>2</sup> |

## Lease terms

Date Available:

## Information additionnelle

Virtual tour URL: <https://www.youtube.com/embed/YmpcqD5V8Dg>

## Contact information

IMLIX ID: IX7.726.307



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