



## Captivating 2-Level Residence with Sea Views



### Informazioni sull'Agente

Nome:	ArKadia
Nome della ditta:	
Nazione:	United Kingdom
Telefono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 213,844.96

### Posizione

Nazione:	Greece
Stato / Regione / Provincia:	Central Greece
Publicato:	19/05/2025

### Descrizione:

A wonderful renovated stone residence with a total area of **215 sq.m.**, is offered for sale on a plot of **454 sq.m.** The house is divided into two levels and dates back to the year 2005. It is an exceptional property with great potential, **providing the opportunity to live immediately on the upper floor** and customize the lower floor according to your preferences!

The property consists of four spacious and functional rooms on the first floor, one of which has a fireplace. Whether you choose to maintain the existing layout or undergo a complete internal renovation, the property already offers a new kitchen and bathroom, as well as heating with radiators. The balconies and numerous windows provide stunning views of the sea, the settlement of Pera Melana, and the lush green surroundings! On the ground floor, many additional spaces offer the possibility of creating a large and functional floor, while it features a courtyard and a private entrance for your vehicle.

Within walking distance, you will find the village center and the traditional café/tavern, which also serves as a grocery store, while the beautiful beaches of Kissaka and Livadi are just a few minutes away by car. Access is easy, there is open parking, and the property is already connected to electricity, water, and the internet.

This is a unique opportunity to acquire a newly built house in the center of Pera Melana, a beautiful traditional village in Southern Kynouria. It is ready for immediate occupancy and also offers excellent opportunities for use as an AirBnB.

Energy efficiency class: D – Agency fee 3% (+VAT)



## Comune

Finito piedi quadrati: 215 mq  
Dimensione del lotto: 454 mq

## Building details

Numero di piani: 2

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/GPYN-T72/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/GPYN-T72/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 292

