



## listing



### 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 1,726,842.77 |

### Posizione

|                              |                |
|------------------------------|----------------|
| Nazione:                     | Greece         |
| Stato / Regione / Provincia: | Central Greece |
| Cap:                         | 180 40         |
| Pubblicato:                  | 28/01/2026     |

### Descrizione:

Two-storey Stone House for sale in Hydra. In the historic heart of Hydra, just 230 meters from the port along a straight, step-free route, stands a rare two-storey stone residence that blends heritage, flexibility, and true investment depth.

The property has a total surface of 265 sq.m. and is set on a 582.84 sq.m. plot, within a residential zone. Built in 1900 and largely renovated, it is a traditional kerspini stone house, arranged over two levels (ground floor and first floor), and forms part of a larger traditional complex while remaining completely independent and detached from the rest of the building.

Internally, the house is already configured into three autonomous apartments, each with its own kitchen and bathroom:

Ground floor apartment of 99.40 sq.m. with 2 bedrooms

First floor apartment of 126.10 sq.m. with 2 bedrooms

First floor apartment of 40.35 sq.m. with 1 bedroom

In total, the property offers 5 bedrooms, 3 kitchens, 4 bathrooms, and 2 living rooms. It is furnished, renovated, and ready for immediate use. At the same time, no horizontal ownership has been defined, giving the future owner complete freedom to reconfigure the layout—whether as one grand residence, a



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boutique hospitality property, or a multi-unit income asset.

The house features two independent entrances, two courtyards, two verandas, a garden, a storage room, and a traditional cistern. It is equipped with autonomous heating, air conditioning, night electricity tariff, and offers open views that enhance its island character. Energy class is H (>273%), reflecting the authentic nature of a historic structure.

A distinctive architectural element defines the soul of the home: the original foundation rocks are integrated into the first-floor interior, highlighted with hidden lighting. These natural formations create a powerful atmosphere, merging Hydra's raw landscape with refined living.

The most demanding and costly renovation works have already been completed, significantly reducing future investment risk. The property lies within Zone II, at the boundary with Zone Δ, and all legal documents and certificates are fully prepared for immediate transfer.

This is not simply a house in Hydra. It is a living piece of the island's architectural identity — a residence, an income opportunity, and a legacy in one.

PROPERTY ID: Hy4-12315. Ktimatoemporiki Real Estate, contact phone: 2150000250, 2821056600, email: [info@ktimatoemporiki.gr](mailto:info@ktimatoemporiki.gr), website: <http://ktimatoemporiki.gr>

Costruito: 1900

## Comune

Bagni: 4  
Finito piedi quadrati: 265 mq  
Dimensione del lotto: 583 mq  
Floor Number: 2

## Room details

Total rooms: 5  
Indoor Features: Fitted kitchen

## Building details

Parking: Sì

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/FMTB-T454/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/FMTB-T454/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 2153971



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