



## Building plot close to beaches



### 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 133,405.94 |

### Posizione

|                              |                |
|------------------------------|----------------|
| Nazione:                     | Greece         |
| Stato / Regione / Provincia: | Crete          |
| Città:                       | Agios Nikolaos |
| Cap:                         | 72100          |
| Pubblicato:                  | 16/05/2026     |

Descrizione:

Located in Agios Nikolaos.

This building plot is nicely positioned in the area of Kalo Chorio / Istron, in walking distance to the town center of Istron and the nearby beautiful sandy beaches.

It is 693 m2 in total, a part of which (302 m2) is inside the village planning zone thus buildable.

The 302 m2 buildable part has planning permission (allowance) for a house or houses of up to 240 m2, built on one or two floors, plus basement.

A little space would be left to make a swimming pool, a parking spot, or a small garden.

The land is flat and easy to build on.

It has road access and services (electricity, water, telephone and internet lines) are available right next door.

The plot is 900 meters from the sea (on a straight line) and in walking distance to the wonderful sandy beaches of the area.

About 10 km to the town of Agios Nikolaos (approx. 5-minute drive).

Approx. a 45-minute drive to the international airport of Heraklion.

Istron, Kalo Chorio is a mildly tourist area known for its natural beauty and stunning sandy beaches.



The village is busy throughout the year due to its tourist nature and to its proximity to the province capital, Agios Nikolaos, which is only an 8 minute drive away.

A few taverns, cafes, bars, supermarkets and other shops are open all through the year in Istron.

Agios Nikolaos is the capital of the county Lasithi and is located at the Mirabello Bay, north-east Crete, only 40 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.

## Comune

Finito piedi quadrati: 693 mq

Dimensione del lotto: 693 mq

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/MEAB-T8976/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/MEAB-T8976/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

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