



listing



Agent Info

Name:	ArKadia
Company Name:	
Country:	United Kingdom
Phone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for:	Sale
Price:	USD 2,312,346.6

Location

Country:	Greece
State/Region/Province:	Epirus
City:	Paramythia
ZIP code:	46100
Posted:	Jun 08, 2025

Description:

Luxury Villa 300 sq.m. on a Hill with Sea View in Sivota, Thesprotia.

This impressive single-family home, built in 2005, combines luxury with natural beauty, as it is located on a hill with unobstructed sea views. It has been designed to offer comfort, privacy, and modern amenities, making it an ideal choice for discerning buyers.

-Structure and Layout-

The residence spans two floors and is divided into three independent apartments. On the ground floor, there is a spacious 150 sq.m. apartment, while the upper floor features two smaller apartments, each 75 sq.m. This layout offers multiple living options, ideal for families or your guests, while ensuring the privacy of all.

-External Areas-

The single-family home is surrounded by trees and lush natural vegetation, providing a peaceful atmosphere. In the evening, the outdoor areas are perfectly illuminated with tasteful lighting, creating a magical ambiance. From the residence, you can admire the view of Corfu when weather conditions permit. The outdoor areas include terraces and a yard, perfect for relaxation and entertainment.



-Parking and Security-

The residence has a private parking area with 5 spaces, as well as a garage, offering comfort and security to residents and guests.

-Internal Areas and Amenities-

The luxurious residence offers all modern amenities. It features a total of 7 bedrooms, from which you can enjoy sea views. The mattresses are of high quality, with English and Swedish latex, ensuring comfort overnight. The wardrobes are polished, adding a touch of luxury to the interior decor.

The residence includes 4 bathrooms, a fully equipped kitchen, a washing-drying machine, as well as LCD TVs with satellite channels and CD/DVD players. Central heating and AIR CONDITION air conditioning guarantee comfort throughout the year. Additionally, there is a fireplace that provides warmth and nostalgia.

-Luxury and Well-being-

The presence of double glazing enhances the sound insulation and energy efficiency of the residence. The outdoor pool and Spa, along with the foot spa and neck massage waterfall, provide a paradise for relaxation and well-being. A private dock, located just 100 meters from the sea, is also available, making the residence ideal for sea lovers and water sports enthusiasts.

This luxurious single-family home represents a unique spacious and welcoming space, ideal for permanent residence or as a vacation home. With all modern amenities, enchanting views, and comfortable outdoor areas, it offers a lifestyle that combines luxury and natural beauty.

Built: 2005

Common

Bathrooms:	4
Finished sq. ft.:	300 sq m
Lot Size:	6000 sq m
Floor Number:	1

Room details

Total rooms:	7
Indoor Features:	Fitted kitchen

Building details

Parking:	Yes
Outdoor Amenities:	Pool

Lease terms

Date Available:



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<https://www.imlix.com/>

Additional information

Website URL:

http://www.arkadia.com/PBNR-T10/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID:

1052536

