



Villa for sale in Karpenisi - 2592868



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: EUR 490,000

Location

Country: Greece
State/Region/Province: Central Greece
City: Karpenisi
ZIP code: 361 00
Posted: Sep 24, 2026

Description:

Set in an elevated and peaceful setting, this distinctive traditional residence offers a rare combination of privacy, character, and panoramic village views. With a total living area of 147 sq.m., the property features three bedrooms and two bathrooms, making it ideal for family use, a mountain retreat, or a high-quality lifestyle investment.

Entering from the main entrance, you are welcomed into a sun-filled living room, surrounded by large windows and opening onto a balcony with sweeping views over the village. A beautifully crafted wood-burning fireplace anchors the space, creating a warm and inviting atmosphere during the winter months.

At the heart of the home lies the fully equipped kitchen with dining area, known as the “blue heart” of the house, adding a calm and distinctive aesthetic. A bathroom with shower is conveniently located near the entrance.

An internal wooden staircase leads to the upper level (loft), where an open-plan sitting area with a sofa-bed offers a serene lounge space with uninterrupted views across the village. This level also includes two bedrooms:

One with a double bed and a side window offering sunlight by day and starlit skies by night

A second bedroom with bunk beds, ideal for children or guests, and a large window overlooking lush greenery at the rear of the property

Descending from the living room to the lower level, you discover a spacious open area featuring a built-in



king-size bed and a corner fireplace, creating a private and cozy master retreat. This level also includes:
A dedicated desk area, ideal for remote work or combining business with leisure
A bathroom with shower
An armchair that converts into an extra bed, suitable for a child or additional guest

Direct access from this level leads to the private courtyard.

The courtyard is furnished with outdoor seating, allowing you to enjoy both indoor comfort and outdoor living throughout the year. Free parking is available directly outside the property.
The house sits on a 194 sq.m. plot, offering privacy and autonomy.

This beautiful and imposing home is positioned in the upper part of the village, enjoying views of the surrounding mountains, rooftops, and the iconic church that gives the village its name. Its soft blue tones enhance the sense of tranquility, making it an ideal escape for those seeking peace within a stunning mountain landscape.

The village square is just a 2–3 minute walk away, where traditional cafés and tavernas offer authentic local flavors made with regional ingredients—true Greek hospitality at its best.

The wider area provides exceptional access:

Approximately 281 km from Athens
Around 314 km from Thessaloniki
About 196 km from Volos
Just 5 km from Koryschades
13 km from Megalo Chorio
11.5 km from Neo Mikro Chorio
38 km from the Panta Vrechei Gorge
37.5 km from Mavri Spilia
Only 11 km from the Karpenisi Ski Center (Velouchi)

This residence is a built gem with a strong identity, offering privacy, warmth, and a deep connection to nature. A place where seasons are felt, views inspire, and everyday life turns into a mountain fairytale—just a short drive from the heart of Karpenisi.

For full presentation of the property including the price please click the link below:

<https://ktimatoemporiki.gr/property/villa-for-sale-in-karpenisi-id-stev-1567>

?Athens - Thessaloniki - Cyclades - Rhodes - Crete

www.ktimatoemporiki.gr

Monica Seferovic

+30 693 070 0053



Common

Bedrooms:	1
Bathrooms:	2
Finished sq. ft.:	147 sq m
Floor Number:	1

Room details

Total rooms:	3
Indoor Features:	Fitted kitchen

Building details

Parking:	Yes
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Lease terms

Date Available:	
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Additional information

Website URL:	http://www.arkadia.com/FMTB-T866/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM
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Contact information

IMLIX ID:	2592868
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