



## Excellent 3 Bedroom Villa With Swimming Pool And Sea Views.



### Информация об агенте

Название:	ArKadia
Название компании:	
Страна:	Великобритания
Телефон:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Детали объявления

Недвижимость:	На продажу
Цена:	EUR 450,000

### Местоположение

Страна:	Греция
Область:	Crete
Город:	Агиос-Николаос
Почтовый индекс:	72100
Добавлено:	23.03.2024

#### Описание:

Located in Agios Nikolaos.

This stunning semi-detached (only the garages are attached) 3 bedroom villa, is set on an easy slopping hillside only 2,5km from the picturesque fishing village and beach of Milatos and about 3km from the more famous resort of Sissi, Crete.

The area offers very nice views of the sea, Milatos beach village, the surrounding hills and countryside. The property has a tourist rental license (EOT), which means it can be rented out as a holiday accommodation, offering the possibility of a good income.

It is part of a private and quiet 4 villa complex, was completed in 2004 and has been kept in excellent condition.

The private land belonging to the villa is approximate 850m<sup>2</sup> and includes a beautiful garden with lawn and flowers, swimming pool of about 45m<sup>2</sup> surrounded by a spacious sunny pool terrace and an open Bar (with stools, sink and fridges), dining and BBQ area just next to the pool. There is also a very handy storage room just next to the bar.

The villa is on 3 floors and is a total of 170m<sup>2</sup>.

It consists of:

Middle floor,

Open-plan area composed of spacious living room, dining area and fully-equipped kitchen,

Double glass doors lead from the living room out onto a sea view terrace with outside seating space.

Top floor,



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Master bedroom with en suite and access to it's own private sea view terrace.

Lower floor,

2 twin bedrooms, each with en suite. One of the bedrooms has a double sofa bed which can accommodate extra guests.

There are also two storage rooms, one of which is used as utility/washing room, of about 10m2 each.

There is also a Garage of about 25m2.

The house is also equipped with:

Sold fully furnished and Equipped,

Air-condition units,

Central heating in all rooms (Oil burning),

Double glazing aluminium doors and windows with electric shutters,

The property has plenty of open parking space which is shared for the four villas.

The villa is suitable for permanent residence (both winter and summer) and as a holiday home.

Located 5 minutes from the nearest beach, taverns and shops. The cosmopolitan seaside town of Agios Nikolaos is 20 kilometers east and the capital of Heraklion with international airport,

Построен: 2004

## Общие

Спальни:	3
Ванные комнаты:	2
Готовые кв.м.:	170 кв м
Площадь участка:	700 кв м

## Room details

Total rooms:	4
Indoor Features:	Fitted kitchen

## Building details

Parking:	да
Number of Garages:	1
Outdoor Amenities:	Pool

## Rental details

Furnished:	да
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## Lease terms

Date Available:

## Дополнительная информация

URL вебсайта:	<a href="http://www.arkadia.com/MEAB-T8012/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/MEAB-T8012/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

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