



## listing



### Информация об агенте

Название:	Vatsal Trivedi
Электронный адрес:	info@overseaspropertyforum.com
Название компании:	Overseas Property Forum
Страна:	Великобритания
Experience since:	2008
Тип услуг:	Selling a Property, Buying a Property
Specialties:	Buyer's Agent, Listing Agent, Relocation, Foreclosure, Short-Sale, Consulting, Other
Property Type:	Apartments, Houses, Commercial Property, Land lot, Agriculture, Other
Телефон:	+44 (330) 057-5990
Languages:	English
Веб-сайт:	<a href="https://www.overseaspropertyforum.com">https://www.overseaspropertyforum.com</a>

### Детали объявления

Недвижимость:	На продажу
Цена:	EUR 2,400,000

### Местоположение

Страна:	Греция
Добавлено:	15.04.2024

#### Описание:

This is a luxury villa for sale in Kissamos, Chania, Crete, located in the village of Falassarna. The total living space of the villa is 200 m2, offering 3 bedrooms and 3 bathrooms. On the ground level there is a spacious living/dining area with a stunning sea view, a fully equipped kitchen and one bedroom with its own en-suite bathroom with shower, offering direct access outside to the infinity pool. The lower floor has the 'Jacuzzi Room' with its stunning views. The remaining 2 bedrooms are also on this lower level, both with en-suite bathrooms with shower.

Outside, the property features an infinity swimming pool, lovely gardens and plenty of terraces and outdoor space, including a BBQ and outdoor dining area, but also 180 degree panoramic views of the famous beach of Falassarna.



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## HIGHLIGHTS

- \* Living Space of 200 m2 \* 3 Bedrooms & 3 Bathrooms \* Panoramic Sea Views
- \* Infinity Swimming pool \* Air-condition Units \* Private Parking \* Jacuzzi
- \* Infinity Pool
- \* Sunbathing Area
- \* Barbecue
- \* Balcony with sea view
- \* Garden
- \* Sunbeds, Parasols
- \* Garden Table & Chairs
- \* Beach nearby
- \* kitchen appliances
- \* Fitted bathrooms
- \* Insect screens
- \* Large balcony
- \* Sea View
- \* Shopping nearby
- \* Utilities Nearby
- \* Air-Conditioning
- \* Private swimming pool
- \* Asphalt road
- \* Jacuzzi
- \* Outdoor BBQ

## Area Description

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### Kissamos

If you are interested in buying property in Crete, the region of Kissamos covers the north-west part of Chania, on the island of Crete. It is one of the least developed areas in terms of tourism and it combines a rugged landscape, such as the peninsulas of Gramvoussa and Rodopou, with rolling hills covered in the olive trees. It also boasts some fine beaches, such as Falassarna, which is often selected among the 10 most beautiful beaches globally. The capital of the region is Kastelli (also called Kissamos), with all the amenities and facilities of a town, just 37 kms from the centre of Chania. Kissamos is a town located 37 kms west of Chania centre, on the island of Crete. It is also known as Kastelli Kissamou or simply as Kastelli after the Venetian castle that was there. Kissamos is surrounded by beautiful nature and lovely beaches. It has 3.000 inhabitants and in the recent years it has been developed in the tourism. Kissamos is famous for its agricultural products too, such as wine and olive oil. There is a port and fishing harbour in Kissamos, with a regular ferry connection to Peloponnese. A town museum can be found in the old Venetian governor's palace and there have been important archaeological finds in the town, including fine



mosaics, and the port of Poliniria. Additionally most of the famous sights and beaches can be found in the area, such as Elafonissi, Falassarna and Balos on Cape Gramvoussa. Kissamos offers all the comforts and the facilities that a town can offer. There is a regular public bus service to Chania. The airport of Chania is 56 kms away and the port of Souda 43 kms.

## Falassarna

Falassarna beach is located in the western part of the prefecture of Chania, Crete, about 53 km from the city of Chania and 13 km from the town of Kissamos. Crystal clear waters, aquamarine sea and fine golden sand, are those which characterize Falasarna, which is considered to be one of the best beaches in the prefecture of Chania and all over Crete.

### Общие

Спальни:	3
Ванные комнаты:	3
Готовые кв.м.:	200 кв м
Площадь участка:	1 кв м

### Building details

Outdoor Amenities:	Pool
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### Lease terms

Date Available:

### Contact information

IMLIX ID:	18373-EUCH220
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