

SPACIOUS 3-BED VILLA WITH PRIVATE POOL, GARDEN AND EXTRA BUILDING ALLOWANCE IN DRAPANOS



**REF:
CDB-010**



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**PRICE:
€440,000**

HOUSE SIZE: 130m²

LAND SIZE: 670m²

A modern and airy prefab villa for sale, currently being built and awaiting completion, located in the traditional village of Drapanos!

The villa comprises of 3 bedrooms, 2 bathrooms, a WC, a private pool, covered BBQ area and many more features making it a perfect home away from home, combining comfort, elegance, and convenience!

The plot will be housing two private villas, each with their individual spaces, parking, gardens and swimming pool, one of which has already been sold.

INTERIOR

The main entrance opens into the spacious open plan kitchen/dining room. On the right of the entrance is also a WC. The kitchen includes a large number of storage cupboards as well as an island. A dining area is lighted by hidden spots in the plasterboard above it. The living room has a wide patio door and overlooks the pool and gardens.

There is also a double bedroom on this floor which includes an ensuite bathroom with double sinks and wall-to-wall shower! Patio doors from the bedroom open onto the covered terrace overlooking the pool and gardens.

An internal staircase leads to the upper floor and land onto a spacious hallway, providing access to the room on this floor. From this hall, a door also opens onto a very spacious private balcony!

On this floor are two large double bedrooms, as well as a shared bathroom with a wall-to-wall shower. All bedrooms are equipped with wardrobes and a small office area.

The house has many openings, windows and patio doors, allowing a great flow of natural light indoors.

EXTERIOR

Coming off the asphalted village road, a spacious private parking area is found, with a carport large enough for two cars.

The villa “divides” the land into front and back. At the back of the house is the parking, entrance and some garden, while in the front is the private 40m² swimming pool surrounded by sun terraces, a wonderful covered BBQ and external dining space, and landscaped gardens passed the pool.

The rocky landscape of the area has “decorated” the land with nice rock formations, yet the land itself is flat.

THE AREA

This great project is located at the outskirts of the Greek traditional village of Drapanos, set in the hills of Apokoronas. The village itself has two restaurants and a mini market which stay open year-round!

The beautiful and famous sandy beaches of Almyrida are a short drive away and also offer a number of amenities. The nearby villages of Kefalas, Gavalohori, Vamos and Kalyves are also just a short drive and remain open all year round.

FEATURES

- Air conditioning throughout
- Covered parking area
- Additional building allowance
- Aluminum doors/windows
- Triple glazing
- Solar panel
- Covered BBQ
- Wardrobes
- Private pool
- External shower

