

SEMI-DETACHED 1-BED VILLA WITH ROOM FOR POOL METERS AWAY FROM THE SEA WITH PRIVATE GARDEN IN TAVRONITIS



**REF:
YHOC-230**



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**PRICE:
€135,000**

HOUSE SIZE: 50m²

LAND SIZE: 175m²

A light and bright 1-bed house for sale, set on two floors, with private garden, enjoying sea and mountain views and located just 500m from the beach of Tavronitis!

This semi-detached property is ideal as a holiday home with rental potential or as a property for year-round living!

INTERIOR

The main entrance is a little bit elevated and opens directly into the kitchen area. The kitchen is modern and very well equipped, with plenty of cupboards.

A door opposite the kitchen opens into the bathroom which was entirely renovated by the owner quite recently. The shower is enclosed by glass bricks, storage cupboards have been installed and the washing machine is also housed in the bathroom. Another larger storage cupboard has been fitted just outside the bathroom door for additional interior storage.

Passed the kitchen is the good-sized living room with plenty of windows, a reversible air conditioning, a sofa-bed for extra guests, as well as patio doors opening onto the covered terrace. The room is very airy and light and is perfect for reading and relaxation.

The internal staircase leads to the upper floor which consists entirely by the bedroom. Floor to ceiling wardrobes and a reversible air conditioning unit are installed and patio doors open onto a spacious west-facing covered balcony!

From here, the views extend to the north towards the sea, to the west enjoying the sunsets and to the south looking over the magnificent White Mountains!

EXTERIOR

A short pathway gives access to the house. A gate has been placed to be able to fully enclose the garden and a small row of recently planted trees, will grow big enough to provide privacy to the East side of the house. In total, there are 5 olive trees in the garden, one at the entrance, two recently planted on the side and two bigger ones at the West border of the land.

The garden is graveled and easy to maintain, with a watering system going through the plants and olive trees! An external shower has been installed for the hot days of the summer months, surrounded by tiled floors!

A very spacious tiled veranda comes off the living room, partly covered by a pergola with canvas, on which tenta blinds have been installed to protect by either sun or wind! A strip of sea views is visible from all the garden area.

Wooden fencing is placed on the two sides of the veranda, giving this area some privacy from the neighboring residential houses. Two storage sheds have been placed at the edge of the garden for extra storage.

The garden is spacious enough to have a small swimming pool installed or an above ground pool.

THE AREA

The property is located in a residential area between the main road of Tavronitis village and Tavronitis beach.

The village itself offers all kinds of amenities such as cafes, restaurants, super market, bakery, pharmacy, doctor's office, hardware store, local transportation, microbiology lab, mini markets and many more! Entrance/exit to the national road is also found here.

The beach is only 500m away from the house and is considered to be a peaceful beach, even during the summer, with two open air café/tavernas by the seaside, open during the summer months.

The town of Kolymbari is just a few minutes driving and offers a large number of year-round amenities as well as a local market every Friday morning.

The beach resort of Platanias with its sandy beaches is a short drive away.

This cozy property is fully equipped and ready to move into! A unique opportunity!

FEATURES

- Solar panel
- Air conditioning X 2
- Fully equipped kitchen
- White goods
- Wardrobes
- Fully furnished
- Piped for future installation of central heating
- Room for swimming pool
- Internet connection
- Satellite TV
- External shower
- External taps
- Irrigation system
- White aluminum windows and shutters
- Double glazed windows with fly screens
- Parking on road (dead end road)
- Landscaped garden
- Walled and fenced