

Property ID C3599

## Unfinished villa in a fantastic private location with pool and impressive sea views



49100 Kombitsi

## Unser Angebot

<b>Type of property</b>	House
<b>Kind of property</b>	Villa
<b>Postcode</b>	49100
<b>City</b>	Kombitsi
<b>Country</b>	Greece
<b>Additional geographical information</b>	Korfu
<b>Living area</b>	approx. 215 m <sup>2</sup>
<b>Number of rooms</b>	5
<b>Number of bedrooms</b>	4
<b>Number of bathrooms</b>	3
<b>Plot size</b>	approx. 2.100 m <sup>2</sup>
<b>Purchase price</b>	645.000,00 €
<b>External commission</b>	3,57% (including VAT) of the purchase price
<b>Condition</b>	Sehr gut
<b>Combustion</b>	Electric
<b>Number of floors</b>	2
<b>Terrace</b>	Yes
<b>Beach</b>	8
<b>Village</b>	0,50
<b>Town</b>	4,50
<b>Airport</b>	5 km

### Location

Perched on a hill surrounded by magnificent centuries-old olive trees, the villa is in an excellent location with easy access to all amenities and local beaches. Due to its elevated position, the views are simply out of this world - a breathtaking panorama of the sea and coastline towards Corfu Town.

### Property description

This impressive property sits on a beautiful 2,874 m<sup>2</sup> plot, which is accessed via a quiet cul-de-sac. Absolute privacy is guaranteed here, with magnificent views from every point.

With a beautiful country style design, a main villa with 2 bedrooms of 173 m<sup>2</sup> is planned, spread over two levels, with a separate guest house with 1 bedroom of 45 m<sup>2</sup>.

Some lovely outdoor living and dining areas are planned as well as a 9.5 x 4 m private pool with sun terrace.

The main villa has a spacious living and dining room with large glass openings to the terrace and garden/pool.

There is a separate kitchen with access to an outdoor dining area, a guest toilet and a comfortable bedroom with en-suite bathroom.

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An internal staircase leads to the 2nd bedroom with en-suite bathroom and from there you have access to a large private balcony. Each main room offers breathtaking views.

Below the pool area and hidden amongst the trees is the separate guest house. Here there is a bedroom with en-suite bathroom, a living room with kitchenette and outdoor terraces.

The property is to be sold in its current state of construction and has so far been completed:

The road access, 60% of the guest house, concrete work on the pool and surrounding area including retaining walls

## **Equipment/Features**

- Living space

218m<sup>2</sup>

- plot of land

2874m<sup>2</sup>

- KEY ROOMS

3

- bathrooms

4

- Private parking lot

- Breathtaking panoramic views of the sea, coast to Corfu town

- Private infinity pool

- Private garden

2

## **Other data**

This beautiful 2 bedroom villa with an additional 1 bedroom guest house and private pool is situated in a stunning location in the area of Agios Markos. It offers complete privacy and stunning sea and coastal views and is being sold in the current construction phase, giving you the opportunity to put your own stamp on some of the finishes.



**Your contact person**

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