

Property ID C3686

Luxurious beach villa right by the sea for absolute peace and relaxation



49100 Korfu - Meliteiei, P-670 P-670

Unser Angebot

Type of property	House
Kind of property	Villa
Postcode	49100
City	Korfu - Meliteiei
Country	Greece
Additional geographical information	Korfu
Living area	approx. 260 m ²
Number of rooms	5
Number of bedrooms	4
Number of bathrooms	5
Plot size	approx. 5.000 m ²
Number of sep. toilets	1
Purchase price	2.450.000,00 €
External commission	3,57% (including VAT) of the purchase price
Year of construction	2021
Condition	As good as new
Combustion	Wind / Water heat pump
Heating type	Autonomous heating
Number of floors	3
Balcony	Yes
Terrace	Yes
Beach	0,02

Location

The property is just a 40-minute drive from Corfu Airport and Corfu Town, a 10-minute drive from the supermarket and a 3-minute walk from the nearest traditional taverna.

The beach below the house can be reached via a private, easily accessible ramp with a gentle slope and steps 25 meters away.

The water in front is ideal for swimming.

Furthermore, the beach of Halikounas (4 km of sandy beach), one of the longest and most beautiful beaches of Corfu, is about a 10-minute walk away - ideal for morning walks or jogging.

Property description

HALIKOUNAS KERKYRA luxury beachfront villa designed for ultimate relaxation and comfort with 4 bedrooms (en-suite bathrooms), a games room, a wine cellar, a private heated infinity pool, a jacuzzi in the pool and a playground for children.

In addition, a sofa living room with fireplace in the center and private direct access to the beach with endless sea views in front of the villa.



The villa was designed and built in 2021 and has private and direct access to the beach within the plot.

The villa consists of three floors: basement, first floor and second floor, where you have access to all levels via an internal staircase.

On the first floor there is a fully equipped kitchen with all appliances, including a dishwasher, a dining room, a living room with WC and two bedrooms with en-suite bathrooms. From the main level there is direct access to the swimming pool for relaxing and sunbathing.

On the second floor there is a bedroom with en-suite bathroom and a terrace with sea views at the front, where you can enjoy the wide blue sea while relaxing and enjoy a view of the lagoon to the side.

The villa has private parking, direct access to the beach, a swimming pool with sun loungers and parasols and is equipped with air conditioning (hot and cold air), Wi-Fi internet access in every corner of the house and satellite TV in every room (with Netflix).

The basement consists of a double bedroom with en-suite bathroom, a laundry room, a wine cellar, a games room, a PS4 with toys and board games.

OUTSIDE AREAS:

A huge plot of 5000 m² with lawn.

Direct access to the private beach from the villa.

Private pool 55 m². The pool is 0.7 m long. Shallow edge and depth of 1.50 m. Also suitable for children.

8 sun loungers and 3 parasols for the pool.

4 sun loungers and 2 parasols for the beach.

Barbecue with lid.

Equipment/Features

Outdoor lounge sofa with small fireplace in the middle.

Outdoor dining table with chairs for 8 people.

Private secure parking for 3 cars.

Automatic lighting with timer. (The pool lighting can be controlled by a switch in the house if required).

Hydromassage in the pool for 2 people

- Distance from the sea (m): 25
- Playroom
- Storage
- terrace
- Corner
- bright and airy



- Satellite dish
- Plot area: 5000 square meters
- interior staircase
- Solar water heater
- Panoramic sea view
- Energy class category A plus
- Pets welcome
- Private garden
- Air conditioning
- Frames: Aluminum
- swimming pool
- Security door
- Orientation: Southwest
- Access from: Asphalt
- Facade orientation
- Screens
- Alarm system
- Chimney
- Glazing type: Double ISOLATED glazing
- Floor type: Tiles

Other data

It is proposed as a permanent residence by the sea, but also as an investment property in cosmopolitan Corfu.



Your contact person

Herr Dipl.-Ing. Konstantin Korakas
immotip24.de - hellasproperty.com

Hans-Sachs-Str. 18

82194 Gröbenzell

Phone: +49 8142/4401880

Homepage: www.hellasproperty.com

Email: info@hellasproperty.com

We cannot take any guarantee for the property details as they are not provided by us. This expose is strictly for your personal use. Passing it on to a third party is expressly subject to our agreement and does not affect our right to commission on the closure of any contract. All discussions and correspondence must be carried out via our offices. In cases of violation of this we reserve the right to claim damages to the value of our right to commission. A pre-sale is not excluded.