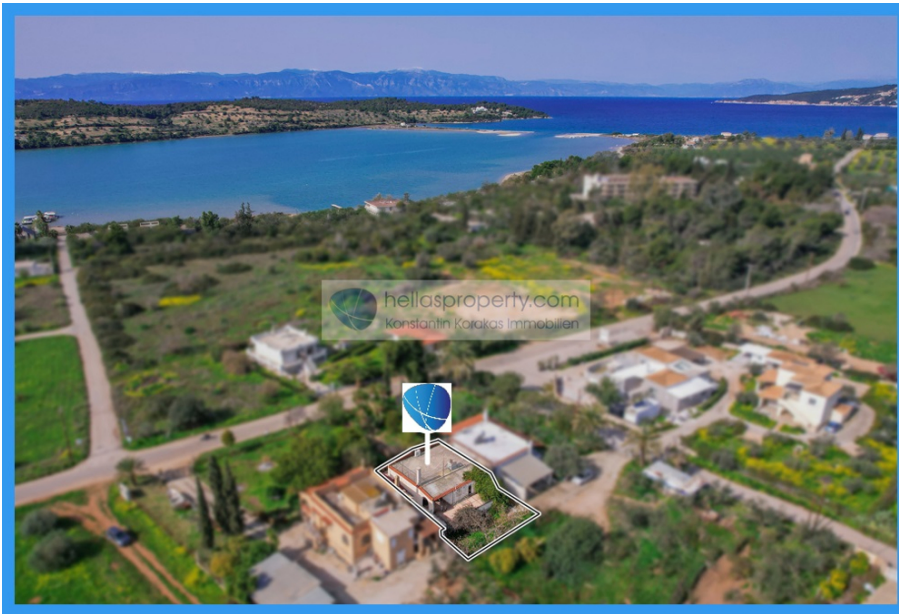


Property ID P4028

Independent detached house in a practical location on a landscaped plot with sea views



21300 Kranidi / , 1512012 1512012

Unser Angebot

Type of property	House
Kind of property	Detached house
Postcode	21300
City	Kranidi /
Country	Greece
Additional geographical information	Peloponnes
Living area	approx. 120 m ²
Usable area	approx. 120 m ²
Number of rooms	7
Number of bedrooms	3
Number of bathrooms	1
Plot size	approx. 1.390 m ²
Number of sep. toilets	1
Purchase price	150.000,00 €
External commission	4,76 % vom Kaufpreis inkl. MwSt.
Year of construction	1990
Condition	In need of refurbishment
Combustion	Oil
Heating type	Autonomous heating
Number of floors	1
Cable Sat TV	Yes
Balcony	Yes
Beach	1
Village	1
Town	7
Einkaufsmöglichkeit	1 km
Airport	200 km

Location

Located in the heart of the Argolic peninsula, Kranidi offers a perfect combination of rural tranquillity and proximity to some of Greece's most beautiful coastal regions. Surrounded by a picturesque landscape of hills, olive groves and vineyards, Kranidi is characterized by its relaxed atmosphere and authentic Greek way of life. The charming small town is known for its traditional architecture, friendly inhabitants and a tranquil yet well-developed infrastructure.

In Kranidi you will find all the necessary facilities such as supermarkets, cafés, restaurants and local stores that make daily life pleasant. The area also offers cultural highlights, including historical sites and traditional festivals that keep the Greek heritage alive. The proximity to the region's popular destinations, such as the well-known Porto Heli (about 15 minutes away), and the picturesque island of



Spetses, which can be easily reached by ferry, make Kranidi an ideal base for exploring.

The beaches in the area, including the famous Ververonda beach, can be reached in a few minutes and invite you to spend relaxing days by the sea. For nature lovers, Kranidi offers a variety of hiking and cycling trails that lead to unforgettable experiences in the surrounding area.

Transport links are excellent, with easy connections to Nafplio, Epidavros and Athens (approx. 2 hours' drive). The international airport of Athens can also be reached in about 2 hours by car.

Kranidi thus combines tranquility and nature with excellent accessibility to major cities and attractions, making it an ideal location for both year-round residence and vacation properties.

Property description

Less than a kilometer from the center of Porto Heli and very close to the beautiful beaches of the area, a two-storey maisonette with a total area of 120 m² is for sale. It is situated on a fenced plot of 4,174 m², with an exclusive use share of 1,390 m² allocated to the maisonette.

The house extends over two levels. The main entrance is on the raised first floor, which consists of a spacious living room with fireplace, a kitchen, a bathroom and two bedrooms. An internal staircase leads to the 30 m² basement, which also houses a living room with fireplace, a bathroom and a bedroom.

A large veranda extends around the house. The house is detached, with no direct connection to the two other houses on the plot. The flat roof terrace offers a beautiful view of the Ververonda lagoon and can be ideally converted into a fantastic roof garden.

The plot belonging to the maisonette is a corner plot with frontages to two streets of 11.59 m and 13.34 m respectively, which guarantees easy access.

The house has not been used for several years and is therefore in need of renovation. Nevertheless, it represents an excellent opportunity - both as a permanent residence and as a charming vacation home - thanks to its proximity to the center of Porto Heli and the beaches of this sought-after coastal area within walking distance.

Equipment/Features

The surroundings are quiet and safe - ideal for families. The south-west and south-east orientation provides plenty of sunlight and warmth throughout the day. The proximity to the sea, supermarkets, stores and tavernas also offers all amenities for daily needs. Despite the easy accessibility, you can enjoy a relaxed and restful atmosphere here.



The maisonette is offered fully furnished and is equipped with all modern amenities, including insect screens, electrical appliances, security door, alarm system, surveillance cameras, high-speed internet and satellite TV - for maximum comfort and security. There is also a multifunctional sports field, ideal for sports and leisure activities.

This property is the perfect choice for a vacation home that combines modern living comfort with natural beauty - in one of the most sought-after locations in the Corinthia region. A home to feel good, relax and enjoy - just a few steps away from the beach and nature.

Other data

- Sea view
- Balcony
- garden
- Interior stairs
- Vacation home
- Access via asphalt road
- Double orientation
- Facade alignment
- Tiles
- Aluminum window frames
- Renovation needs



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.