Konstantin Korakas Immobilien

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Property ID C4051

Impressive villa in a unique location with panoramic views of the dramatic west coast of Corfu



49084 Melitiei, SPENT15 SPENT15

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Unser Angebot

Type of property	House
Kind of property	Villa
Postcode	49084
City	Melitiei
Country	Greece
Additional geographical information	Korfu
Living area	approx. 260 m^2
Usable area	approx. 260 m^2
Number of rooms	5
Number of bedrooms	4
Number of bathrooms	5
Plot size	approx. 5.000 m^2
Purchase price	2.500.000,00 €
External commission	3,57% (including VAT) of the purchase price
Condition	Sehr gut
Combustion	Wind / Water heat pump
Heating type	Underfloor heating
Number of floors	2
Cable Sat TV	Yes
Parking spaces	2 Private parking spaces
Balcony	Yes
Terrace	Yes
Beach	0,60
Village	0,60
Town	20
Einkaufsmöglichkeit	0,60 km
Airport	19 km

Location

This wonderful area full of contrasts covers the entire central part of Corfu from the east to the west coast. The view of the sea, the landscape, the mainland, the sunrise or the spectacular sunset - all this is offered to you in this area.

With easy access to a variety of amenities and facilities, the central area is particularly popular with those looking to live on the island all year round, but also with those looking for an investment opportunity to take advantage of the rental market.

Beautiful, hidden, sleepy, traditional mountain villages, glorious beaches, proximity to Corfu Town, the airport and the port - wherever you look in the area, there is something to suit all tastes and lifestyles.

For the yachtsmen among you, there is the renowned and well-organized marina of Gouvia - the largest marina in the Ionian Sea, which has up to 1235 berths and dry docks for around 520 boats.
For golfers there is the 18-hole golf course in the Ropa Valley and for hikers there are numerous hiking trails inland and along the coast throughout the region. Not forgetting the popular Aqualand water park for thrill seekers or those who simply want to spend time in an aquatic oasis.

Property description

This impressive four-bedroom villa is uniquely located in Pentati on the west coast of Corfu and offers complete privacy and breathtaking, open panoramic sea views.

Surrounded by manicured gardens and equipped with a heated infinity pool, this brand new smart home combines luxury and efficiency for a modern, comfortable living experience. Whether as a year-round retreat or as an investment to capitalize on the thriving summer rental market, this property is an exceptional opportunity in every way.

The villa is elevated on a cliff in the first sea line, nestled in an old olive grove. Here you can enjoy peace, privacy and the dramatic beauty of the western coastal landscape with its spectacular sunsets - a trademark of this region. Pentati is about 30 km from Corfu Town and the airport and only a 10-minute drive from the popular resort of Agios Gordios.

The plot covers 5,000 m^2 and has been lovingly landscaped. Lawns and spacious terrace areas totaling 200 m^2 create wonderful outdoor living spaces. The heated infinity pool (14 m x 4 m) with overflow edge and integrated whirlpool is ideally positioned to enjoy the magnificent views - surrounded by majestic olive trees.

The villa itself offers a total living space of 260 m^2, spread over two levels. Access is via a private road through the olive grove, which leads to a private parking area. On the first floor there is a spacious living and dining area with a modern, fully equipped kitchen. Floor-to-ceiling sliding windows with minimalist 2.5 cm frames elegantly connect the indoor and outdoor areas and open up breathtaking views. A guest WC completes this floor.

Equipment/Features

There are four spacious bedrooms on the upper floor, each with its own bathroom. Here too, frameless windows provide an unobstructed view of the sea. The pool and relaxation area can be accessed directly from this level.

With great attention to detail, the villa has been designed to perfectly combine comfort, nature and modern technology. The result is an energy-efficient smart home with energy class A, which is equipped with an alarm system, emergency generator,

solar panels, heat pump, underfloor heating and cooling and heating system, among other things. There are also underground water tanks, an automatic irrigation system for the gardens and a pool cover for the winter months.

Other data

For future extensions, the property offers the possibility of building another house on the plot.

Planning permission has already been granted for a house with 5 bedrooms (each with its own bathroom), a living area of 186 m^2 and a 123 m^2 basement with direct access to the sea. The plan can be flexibly adapted - e.g. to extend the main building with additional guest suites or staff accommodation.

Whether as a luxurious family home or an exclusive vacation residence, this unique property offers a perfect combination of privacy, elegance and proximity to the natural beauty of Corfu and the vibrant local culture.



Your contact person

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