

Property ID P4100

## Unique maisonette apartment, with roof garden with 360° panoramic views of the sea and mountains!



20400 Diakofto, 1566117 1566117

## Unser Angebot

<b>Type of property</b>	House
<b>Kind of property</b>	Detached house
<b>Postcode</b>	20400
<b>City</b>	Diakofto
<b>Country</b>	Greece
<b>Additional geographical information</b>	Peloponnes
<b>Living area</b>	approx. 90 m <sup>2</sup>
<b>Usable area</b>	approx. 90 m <sup>2</sup>
<b>Number of rooms</b>	4
<b>Number of bedrooms</b>	3
<b>Number of bathrooms</b>	2
<b>Plot size</b>	approx. 200 m <sup>2</sup>
<b>Purchase price</b>	290.000,00 €
<b>External commission</b>	3,57 % vom Kaufpreis inkl. MwSt.
<b>Condition</b>	Sehr gut
<b>Main energy source</b>	Electric
<b>Combustion</b>	Oil
<b>Heating type</b>	Autonomous heating
<b>Number of floors</b>	2
<b>Cable Sat TV</b>	Yes
<b>Parking spaces</b>	1 Garage
<b>Balcony</b>	Yes
<b>Terrace</b>	Yes
<b>Beach</b>	0,09
<b>Town</b>	51
<b>Einkaufsmöglichkeit</b>	1,20 km
<b>Gastronomy</b>	1,20 km
<b>Krankenhaus</b>	51 km
<b>Airport</b>	180 km
<b>Available from (text)</b>	Immediately
<b>Pets</b>	Yes

### Location

The location is excellent.

The suburban train with direct connection to Athens airport is only one kilometer away. Not far from the village, the school, the square, the church, restaurants and a supermarket, while the access to Patras is only 51 kilometers away.

The view of the sea and the mountains, combined with the east-southeast orientation, provides brightness and a feeling of freedom throughout the day.

Distance to the sea 90 m

Distance to the city 51 km

Distance to the airport 180 km

## Property description

In a quiet coastal location, we present this exceptional 90 m<sup>2</sup> maisonette apartment on two levels.

Start your day with a coffee by the sea and spend your afternoon skiing in the Kalavryta ski resort, which can be reached via one of the most scenic railroads in Europe, the famous Odontotos Railway.

On the first floor is the open-plan living and kitchen area, which is flooded with natural light thanks to large windows, while the fireplace provides cozy warmth. A comfortable bathroom completes this floor.

On the upper floor, three spacious bedrooms with fitted wardrobes and a shared bathroom offer comfort and functionality. The outdoor area includes a 200 m<sup>2</sup> fenced garden with barbecue and traditional wood-burning oven.

The roof garden with 360° panoramic views of the sea and the surrounding mountains promises unique moments of relaxation.

The property has independent oil heating and air conditioning in every room and is only 90 meters from the beach.

## Equipment/Features

- Beautiful view: Sea view
- Good view
- Fireplace
- Air conditioning
- Balcony: Balcony
- Garden: Fenced
- Storage room
- Pets allowed
- Security door
- Double glazing
- barbecue
- trees
- Lawn
- Corner position
- New build
- Vacation home



- Mountain view
- Panoramic view
- Access via asphalt road
- Double orientation
- Facade orientation
- Tiles
- Aluminum windows
- Excellent condition
- View of nature
- Covered terraces

## **Other data**

Don't miss the opportunity to acquire this unique property.



**Your contact person**

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