

Property ID P4239

Detached house with sea view in the heart of Nafplio



21100 Nafplio, 1673849 1673849

Unser Angebot

Type of property	House
Kind of property	Detached house
Postcode	21100
City	Nafplio
Country	Greece
Additional geographical information	Peloponnes
Living area	approx. 150 m ²
Usable area	approx. 150 m ²
Number of rooms	4
Number of bedrooms	3
Number of bathrooms	2
Plot size	approx. 150 m ²
Purchase price	275.000,00 €
External commission	3,57% (including VAT) of the purchase price
Year of construction	2008
Condition	As good as new
Combustion	Wind / Water heat pump
Heating type	Autonomous heating, Electric heating
Number of floors	3
Cable Sat TV	Yes
Balcony	Yes
Beach	0,80
Town	0,50
Einkaufsmöglichkeit	0,50 km
Airport	160 km

Location

Nafplio, one of the most picturesque towns in Greece, is located in the southern part of the Peloponnese, about 140 km from Athens. The city is known not only for its historical significance, but also for its breathtaking location right by the sea and nestled between hills and mountains. Nafplio was the first capital of Greece and offers a unique blend of ancient architecture, Venetian flair and a relaxed, modern atmosphere.

The old town of Nafplio impresses with its narrow, charming streets, picturesque squares and Venetian fortresses, such as the famous Palamidi Fortress, which offers a magnificent view of the city and the sea. The Bourtzi Tower, located in the middle of the bay, is another landmark that can be seen both from a distance and on a boat trip.

The surroundings of Nafplio are particularly attractive for nature lovers. There are numerous hiking and cycling trails right on the doorstep, leading through pine forests,

olive groves and vast fields. The coast offers several beautiful beaches for relaxing and swimming, including the famous Karathona beach, which is just a few kilometers from the center.

The town center is lined with a variety of cafés, restaurants and traditional tavernas that showcase Greek cuisine in all its diversity. Nafplio is also a perfect starting point to explore neighboring historical sites such as the ancient city of Epidaurus with its famous theater or the archaeological area of Mycenae.

Accessibility is excellent, with good connections to Athens and Eleftherios Venizelos International Airport. The port of Nafplio offers connections to nearby islands and coastal resorts, making the city an ideal destination for travelers looking to discover authentic Greece.

Property description

In an excellent location, just a few minutes from the historic old town of Nafplio and the center, an independent house with a total area of 150 m² is for sale. The house is spread over three levels and offers comfort, functionality and magnificent views from its balconies and terraces.

On the first level (48.68 m²) on the mezzanine floor, there is a spacious and bright living area ideal for moments of relaxation and hospitality. There is also a separate, fully functional and ergonomic kitchen and a comfortable WC.

On the second level (52.41 m²) there are three spacious bedrooms with plenty of natural light and a fully equipped bathroom that meets the family's daily needs.

The final level houses an impressively spacious loft with its own bathroom, offering complete independence and comfort.

The attic can be used as an additional bedroom, office or even an entertainment area. All areas of the maisonette are connected via an internal staircase, while the large openings on all levels provide plenty of light and ventilation. There are balconies and cozy verandas all around, ideal for moments of relaxation.

The duplex has large openings that let in plenty of natural light, aluminum window frames, a solar water heater and autonomous heating with fan coil. The house is located in a quiet area, within walking distance of squares, schools and stores, offering the ideal combination of tranquillity and access to the amenities of the city.

An excellent choice for families or investors looking for a unique living space in the heart of Nafplio.



Equipment/Features

- Sea view
- fireplace
- storage room
- solar system
- double insulated glazing
- interior staircase
- Corner apartment
- attic
- mountain view
- Asphalt driveway
- bright
- Tiles
- Aluminum frame
- Very good condition

Other data

- Good view
- Fireplace
- Internet access
- garden
- Pets allowed
- Security door
- Solar collector
- Double-glazed windows
- Awnings
- Vacation home
- Access via asphalt road
- Double orientation
- Facade oriented
- Marble floors



- Aluminum window frames
- Very good condition



Your contact person

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