

Property ID P4417

Spacious house in excellent location close to the sea with olive grove and additional building reserve!



20004 Nerantza - Velo - Korinth, 1830746 1830746

## Unser Angebot

<b>Type of property</b>	House
<b>Kind of property</b>	Detached house
<b>Postcode</b>	20004
<b>City</b>	Nerantza - Velo - Korinth
<b>Country</b>	Greece
<b>Additional geographical information</b>	Peloponnes
<b>Living area</b>	approx. 373 m <sup>2</sup>
<b>Usable area</b>	approx. 373 m <sup>2</sup>
<b>Number of rooms</b>	5
<b>Number of bedrooms</b>	4
<b>Number of bathrooms</b>	3
<b>Plot size</b>	approx. 4.059 m <sup>2</sup>
<b>Purchase price</b>	320.000,00 €
<b>External commission</b>	3,57 % vom Kaufpreis inkl. MwSt.
<b>Year of construction</b>	1976
<b>Condition</b>	In need of renovation
<b>Combustion</b>	Oil
<b>Heating type</b>	Autonomous heating
<b>Number of floors</b>	2
<b>Elevator</b>	No lift
<b>Parking spaces</b>	2 Parking spaces in a parking garage
<b>Terrace</b>	Yes
<b>Airport</b>	130 km
<b>Available from (text)</b>	Immediately

### Location

The property is located in a quiet residential area, very close to the sea/beach and the main infrastructure (school, church, supermarket, restaurants).

The best choice for a comfortable residence on a large plot with the possibility of an additional building, an independent guest house, a bar on the first floor with terrace garden, close to the sea, ideal for a multi-dimensional investment development.

### Property description

In an excellent location close to the sea, in the Nerantza-Velo area, is this spacious detached house with a total area of 373 m<sup>2</sup> on an impressive plot of 4,059 m<sup>2</sup>. It offers rare size and privileged possibilities for further additional construction; building reserve available.



The property is spread over two levels (first floor - 1st floor) and combines privacy in open area, therefore it is ideal for a permanent residence or vacation home, but also for investment.

On the first floor there is an independent guest house that offers its guests independent catering.

On the same level there is a separate bar room with direct access to a large terrace and the garden, creating a wonderful space for relaxing and socializing.

The house has 4 bedrooms, 3 bathrooms, 1 kitchen and 1 living room, 1 dining room and comfortably covers the needs of a large family. In addition, there are 3 parking spaces (1 closed and 2 covered) that ensure comfort in everyday life. The property, built in 1976, needs to be renovated as it offers the opportunity to create a high quality residence to make the most of the large square meter area as well as the extensive plot with the planned additional construction.

The floors are tiled, marble and mosaic, the heating is autonomous with oil and it has air conditioning,

The open plot on all sides with garden, 80 trees (olive and citrus), barbecue and large outdoor areas make the property a true oasis.

It is bright, airy, sunny and flooded with light and offers unobstructed views of the mountains and greenery.

## **Equipment/Features**

- Beautiful view
- .. Fireplace
- Air conditioning
- balcony
- garden
- storage room
- alarm system
- interior staircase
- barbecue
- trees
- Country house
- Mountain view
- Bright
- Marble floors
- Tiles
- Aluminum window frames
- Wooden frames
- Average condition
- In need of renovation
- Country house view



**Your contact person**

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