

Property ID P4480

Elegant top floor apartment in beautiful and quiet neighborhood of Aria, suburb of Nafplion.



21100 Nafplio / , Iras 1



Unser Angebot

Type of property	Apartment
Kind of property	Duplex apartment
Postcode	21100
City	Nafplio / '
Country	Greece
Floor	2
Additional geographical information	Peloponnes
Living area	approx. 125 m ²
Usable area	approx. 125 m ²
Number of rooms	4
Number of bedrooms	3
Number of bathrooms	2
Purchase price	360.000,00 €
External commission	3,57% (including VAT) of the purchase price
Year of construction	2004
Condition	Sehr gut
Combustion	Oil
Heating type	Autonomous heating
Number of floors	2
Elevator	Lift
Parking spaces	1 Parking space in a parking garage
Balcony	Yes
Beach	3
Town	2,20
Airport	165 km

Location

The location is one of the most beautiful and microclimatically praised spots in Greece.

Very good direct access and close to the old town of Nafplio.

Temperatures are never below 12 degrees Celsius, even in the depths of winter.

Property description

Two-storey duplex apartment in Aria, Nafplio

In a quiet and well-kept area, in the beautiful district of Aria in Nafplio, just a few minutes from the historic old town and the harbor, this well-maintained two-storey duplex apartment with a total area of 125 m² is for sale.

The apartment extends over the 2nd floor and the top floor.

This extremely functional and bright apartment is ideal as a permanent residence or vacation home.

On the first floor there is the spacious corner living room with fireplace and access to a balcony, the kitchen, the bathroom and two bedrooms with fitted wardrobes and access to a large balcony with wonderful panoramic views.

The 40 m² top floor, which is accessed via an internal staircase, comprises an open space that can be used as a bedroom, a kitchenette, a second bathroom and a spacious terrace with panoramic views of Palamidi and Akronafplia.

The duplex apartment has autonomous oil heating, air conditioning and a solar water heating system, aluminum frames with double insulating glazing, fly screens, security door, floor tiles, awnings, storage room in an enclosed parking space of 30 m².

The orientation is southeast, ensuring natural light throughout the day.

Equipment/Features

- Beautiful view
- Fireplace
- Air conditioning
- Energy class D
- balcony
- Storage room
- Furnished
- Security door
- Solar water heater
- Double insulated glazing
- Interior staircase
- corner position
- attic
- country house
- Mountain view
- Asphalted driveway
- Bright
- Facade
- Brick
- Aluminum frame
- Very good condition
- Country view

Other data

A bright, airy and sunny home offering all modern conveniences in an environment of intense natural beauty and cultural value - an ideal choice for a family, as a vacation home or as an investment.



Your contact person

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