

Property ID I4562

Already under construction: Holiday home with pool, and beautiful sea views in a privileged location in Kamarina!



48100 Preveza - Kamarina -Zalogo

## Unser Angebot

<b>Type of property</b>	House
<b>Kind of property</b>	Villa
<b>Postcode</b>	48100
<b>City</b>	Preveza - Kamarina -Zalogo
<b>Country</b>	Greece
<b>Additional geographical information</b>	Ionisches Meer
<b>Living area</b>	approx. 70 m <sup>2</sup>
<b>Usable area</b>	approx. 70 m <sup>2</sup>
<b>Number of rooms</b>	3
<b>Number of bedrooms</b>	2
<b>Number of bathrooms</b>	1
<b>Plot size</b>	approx. 375 m <sup>2</sup>
<b>Purchase price</b>	288.000,00 €
<b>External commission</b>	3,57 % inkl. MwSt. vom Kaufpreis
<b>Year of construction</b>	2025
<b>Condition</b>	New construction
<b>Combustion</b>	Electric
<b>Heating type</b>	Autonomous heating
<b>Number of floors</b>	1
<b>Cable Sat TV</b>	Yes
<b>Parking spaces</b>	1 Private parking space
<b>Terrace</b>	Yes
<b>Beach</b>	6,50
<b>Town</b>	8
<b>Krankenhaus</b>	8 km
<b>Airport</b>	12 km
<b>Pets</b>	Yes

### Location

The location offers an excellent natural environment as it combines nature and sea in one breath.

Distance to the sea: 6.5 km, to the city of Preveza: 8 km, to Aktio airport: 12 km.

### Property description

In the area of Preveza, Kamarina, a detached house under construction with 70 m<sup>2</sup> of living space on a 375 m<sup>2</sup> plot is for sale. The villa has a private pool and beautiful sea views.

The property is located in a complex with three other villas under construction (each with 70 m<sup>2</sup> of living space), each on a 375 m<sup>2</sup> plot with a private pool.

It consists of two bedrooms, kitchen, living room, bathroom, storage room, terrace and a parking space.

Energy class A, aluminum frames, security door and air conditioning.

## **Equipment/Features**

- Distance from the sea (m): 6,500
- Furnishings and fittings
- storeroom
- terrace
- Corner position
- Bright
- Satellite connection
- Plot area: 375 m<sup>2</sup>
- View
- Pets welcome
- Private garden
- Air conditioning
- Frame: Aluminum
- Swimming pool
- Security door
- Orientation: Southwest
- Driveway: Asphalt
- Front side
- Fly screen
- Alarm system
- Glazing: Double glazing
- Flooring: Tiles
- Light

## **Other data**

The property is suitable both as a vacation home and as an investment for tourist rental.



**Your contact person**

Herr Dipl.-Ing. Konstantin Korakas  
immotip24.de - hellasproperty.com

Hans-Sachs-Str. 18

82194 Gröbenzell

Phone: +49 8142/4401880

Homepage: [www.hellasproperty.com](http://www.hellasproperty.com)

Email: [info@hellasproperty.com](mailto:info@hellasproperty.com)

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