Konstantin Korakas Immobilien

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Property ID K5124

A meticulously maintained property in a quiet, rural setting in Agios Vasillios.



74053 Lampi, 6708

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Unser Angebot

Type of property	House
Kind of property	Villa
Postcode	74053
City	Lampi
Country	Greece
Additional geographical information	Kreta
Living area	approx. 104 m^2
Number of rooms	4
Number of bedrooms	3
Number of bathrooms	3
Plot size	approx. 1.800 m^2
Number of sep. toilets	1
Purchase price	520.000,00 €
External commission	3,57% (including VAT) of the purchase price
Year of construction	2020
Condition	Sehr gut
Heating type	Underfloor heating
Number of floors	3
Cable Sat TV	Yes
Parking spaces	2 Private parking spaces
Terrace	Yes
Beach	2,30
Town	25,50
Gastronomy	1,90 km
Airport	32,40 km

Location

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Property description

Set against the impressive backdrop of the White Mountains, this beautifully designed and immaculately maintained property offers a peaceful, rural atmosphere, yet is only a 5-minute drive from Almyrida Beach. The move-in-ready villa features 3 bedrooms, 3 bathrooms, a private pool, and a spacious lot of 1,800 m^2.

Ground Floor: You enter directly into the spacious main living area. To the left is the living room with two large patio doors leading out to a front terrace.

Opposite is the dining area. At the far end is the fully equipped kitchen with built-in appliances as well as drawers and cabinets with soft-close mechanisms. Under the stairs are built-in storage cabinets, and a discreet door leads to the master suite.

Along a small hallway, on the left, is the first guest bedroom with custom-built closets. The large glass doors to the terrace make the room feel bright and airy and lead out to the rear terrace. Opposite the bedroom is the en-suite bathroom with a walk-in shower and a heated towel rack.

Back in the living area and along a second hallway is the guest restroom with a walk-in shower. At the end is the second bedroom with two single beds, closets, and patio doors leading to the pool terrace.

Upper Floor: At the top of the stairs, on the right-hand side, is a frosted-glass door leading to a small rooftop terrace. Straight ahead is the third double bedroom with breathtaking views of the mountains and the countryside, which are reflected in the mirrored, floor-to-ceiling built-in closets. The en-suite bathroom features a walk-in shower.

Equipment/Features

Outdoor Area: The electric entrance gate leads to the impressive parking area, which can accommodate up to 8 vehicles, as well as to the front garden. You can drive up to the house via stone steps or the driveway.

Perfectly manicured flower beds and hedges have been planted around the villa; they are specially adapted to the climate and require very little maintenance. Mature trees provide soothing shade and ensure privacy, while fragrant shrubs and lush plantings attract butterflies and birds, filling the garden with life. The garden offers a truly peaceful oasis that harmoniously complements the surrounding landscape of olive groves, vineyards, and pine forests.

To the left of the house is the spacious, covered outdoor dining area with a barbecue located behind it. This area could alternatively be used as an open-air movie theater, play area, hobby room, or office. Thanks to the awnings, it can also be used in the winter.

In front of and to the right of the villa are the beautiful, dark-tiled pool and spacious sun terraces. The outdoor shower was crafted from an original rock found on the property. Behind the pool area is the covered outdoor living area, which offers impressive, unobstructed panoramic views in every direction.

Behind the villa is a large additional plot of land that provides even more privacy and could be used in a variety of ways. For passionate gardeners or those who wish to be partially self-sufficient, the area is ideal for a vegetable garden, an orchard, an olive

grove, or raising chickens. A photovoltaic system could also be discreetly installed there to provide self-sufficient electricity. For sports enthusiasts, the area could also be used as a recreational spacefor example, a paddle tennis court or an outdoor gymwith the appropriate paving or suitable flooring.

Other data

The villa was designed with both functionality and style in mind and is ideal for every stage of life. The ground floor features all the main living areas as well as comfortable bedrooms, while the luxurious master suite is located on the upper floor, offering greater privacy and a panoramic view. Throughout the house, the crisp white walls provide the perfect backdrop for a carefully coordinated, understated color palette. This creates interiors that feel both modern and inviting. Each bedroom has its own bathroom and is separated from the other sleeping areas for maximum privacy. The perfectly coordinated indoor and outdoor areas create a seamless transition in every season and lend the house an effortlessly elegant atmosphere. The property is in immaculate condition and is ready to move into immediately.

Thanks to its flexible floor plan, the property is equally suited as a permanent family home, a retirement residence, or a high-end vacation villa.

Private pool: 10 x 3.5 m (35 m^2)

Solar system

Underfloor heating with 4 separately controllable zones and a heat pump

Heated towel racks

Aluminum windows with thermal breaks and fly screens

Air conditioning in all bedrooms and the living room

Large covered veranda (36 m^2) by the pool and a covered dining area (42 m^2). Both areas are covered with a waterproof membrane.

Furnishings by arrangement

Trees: 6 olive trees, mulberry tree, lemon tree, orange tree, apricot tree, carob tree, pomegranate tree

Three-phase electricity

The existing appliances will remain in the property: Indesit fridge-freezer, additional fridge-freezer, AEG oven/grill, AEG microwave grill, AEG dishwasher, Whirlpool

washing machine, Whirlpool induction cooktop, Insinkerator instant hot water faucet, Davolin range hood



Your contact person

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