

Property ID P5136

New Construction!
Luxurious single-family home with a pool and ocean views, in a prime location, in the picturesque coastal town of Astros!



22001 Paralio Astros - Voria Kynouria, 2538562

Unser Angebot

Type of property	House
Kind of property	Detached house
Postcode	22001
City	Paralio Astros - Voria Kynouria
Country	Greece
Floor	3
Additional geographical information	Peloponnes
Living area	approx. 150 m ²
Usable area	approx. 150 m ²
Number of rooms	5
Number of bedrooms	3
Number of bathrooms	3
Plot size	approx. 2.094 m ²
Number of sep. toilets	1
Purchase price	600.000,00 €
External commission	3,57 % des Kaufpreises inkl. MwSt.
Year of construction	2026
Condition	New construction
Combustion	Alternative
Heating type	Autonomous heating
Number of floors	3
Cable Sat TV	Yes
Parking spaces	2 Garages
Balcony	Yes
Terrace	Yes
Beach	0,38
Village	1,40
Town	3
Einkaufsmöglichkeit	1,40 km
Gastronomy	1,40 km
Krankenhaus	3 km
Airport	192 km
Pets	Yes

Location

Distance to the sea: 380 m
 Distance to the city: 3 km
 Distance to the town: 1.4 km
 Distance to the airport: 192 km

The area, with its Venetian castle, idyllic harbor, taverns, and organized beaches, enjoys consistently high popularity among tourists and is located just 35 km from Nafplio and approximately 192 km from Athens Airport.

The property is within walking distance of the sea, the beach, and the town center, combining tranquility with direct access to shopping, restaurants, and public transportation.

Property description

Newly built, three-story detached house for sale in Paralio Astros, North Kynouria, one of the most picturesque coastal towns in Arcadia on the Argolic Gulf.

The raised ground floor features a bright, open-concept living and kitchen area with direct access to the garden and the 32 m² pool, as well as a guest restroom.

An interior staircase leads to the first floor, which features two spacious bedrooms, a bathroom, and a terrace with ocean views. The converted attic offers a large, versatile space ideal as a bedroom or office with its own bathroom.

The property is situated on a 2,094 m² corner lot with a 732 m² exclusive-use area, a garden, a pool, and terraces that make the most of the view and the southeast orientation.

It is a luxurious new construction from 2026 with 150 m² of living space, energy class A, which is bright, airy, and sunny.

Amenities include an autonomous fan-coil heating system and separate heating for each floor, air conditioning, a solar power system, a boiler, a thermally insulated facade, thermally broken aluminum frames with double glazing, tile flooring, a three-phase electrical connection, electric roller shutters, insect screens, a security door, two parking spaces, a septic tank, and no shared utilities.

Pets allowed.

It is the ideal choice as a vacation home, for short-term rentals, or as a high-yield investment, while also meeting the requirements for the Golden Visa factors that enhance its profitability in a market with high demand for vacation properties.

Equipment/Features

- Within the community
- Nice view
- Ocean view
- Air conditioning
- Balcony
- Pets allowed



- Swimming pool
- Garden
- Security door
- Solar water heater
- Boiler
- Double-glazed windows
- Internal staircase
- Corner lot
- New construction
- Attic
- Country house
- Paved driveway
- Bright
- Tiled floors
- Aluminum window frames

Other data

Fully furnished property, ideal as a vacation home or investment.



Your contact person

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