Konstantin Korakas Immobilien

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Property ID F5186

Stunning villa with unparalleled panoramic views of the ocean and mountains, just 70 meters from the beach!



30300 Palea Panagia - Nafpaktos, 2662735

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Unser Angebot

Type of property	House
Kind of property	Villa
Postcode	30300
City	Palea Panagia - Nafpaktos
Country	Greece
Additional geographical information	Ionisches Meer
Living area	approx. 420 m^2
Usable area	approx. 420 m^2
Number of rooms	8
Number of bedrooms	5
Number of bathrooms	3
Plot size	approx. 2.000 m^2
Purchase price	600.000,00 €
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	3
Parking spaces	4 Private parking spaces 2 Garages
Balcony	Yes
Terrace	Yes
Beach	0,07
Village	3,50
Town	3
Einkaufsmöglichkeit	3,50 km
Gastronomy	3,50 km
Krankenhaus	3 km

Location

Distance to public transportation: 3 km
Distance to the city: 3 km
Distance to the harbor: 3 km
Within a residential community

In a prime location, just 70 meters from the sea and the beach, the villa sits on a 2,000 m^2 lot and offers an unparalleled panoramic view of the sea, the mountains, and the lush natural landscape. The vast horizon, the light that changes throughout the day, and the feeling of being surrounded by nature without having to leave the city create an atmosphere that is almost impossible to put into words.

Property description

This impressive villa in Palea Panagia on Nafpaktos is more than just a home; your gaze wanders out over the endless blue of the sea.
Here, nature, the sea, and absolute privacy come together to create your personal retreat.

It is a country home with unmistakable charm, spacious interiors, and an outdoor area that offers countless possibilities for use.
Built in 2004, the house spans three levelsbasement, mezzanine, and upper floorwith a total area of 420 m^2. The spacious rooms, the versatile design options, and the expansive terraces make it a home that can be adapted to different needs and lifestyles.

With five bedroomsthree of which can be used as living roomstwo kitchens, and three bathrooms, it offers the comfort of a large family home while also providing the capacity to accommodate many guests without sacrificing privacy.

An interior staircase connects the levels, while the elegant aesthetics and stylish furnishings highlight the property's unique character.

Each level can serve its own purpose: relaxation and family areas, separate guest areas, or rooms tailored to different needs.
Here, the living area is not just a number in the property description, but a real opportunity to design a space entirely according to your wishes.

The spacious 2,000 m^2 lot, the expansive terraces, the garden, and the courtyard are among the greatest assets of this property.
The outdoor area offers a wide range of design possibilities, tailored entirely to the wishes and needs of the new owner.

Equipment/Features

- Ocean view
- Fireplace
- Air conditioning
- Balcony
- Garden
- Fence
- Storage room
- Furnished
- Pets allowed
- Security door
- Solar water heater

- Double-glazed windows
- Internal staircase
- Grill
- Trees
- Lawn
- Mountain view
- Panoramic view
- Paved driveway
- Tile flooring
- Aluminum window frames
- Excellent condition

Nearby:
- Harbor
- Beach
- Supermarket
- Parking spaces
- Shops for daily necessities

Other data

Imagine spacious outdoor dining areas for meals with friends, cozy lounge areas with ocean views, sun loungers, idyllic garden paths, or a place of relaxation and hospitality.

The size and layout of the surrounding property also open up various development possibilities, always subject to technical conditions and the necessary permits.

This property allows you to create not just a home, but an entire lifestyle: a personal retreat for your vacations, a place to gather with your loved ones, or a property with development potential. The beach is just 70 meters away, the supermarket is about 3.5 km away, and the town of Nafpaktos is about 3 km away. This way, you can enjoy the rural charm and tranquility of nature while still having convenient access to shops, restaurants, and all the services you need for daily life.

Are you looking for a country villa with spacious rooms, unique views, and surroundings that allow you creative freedom? Then you should take a closer look at this property. The 420 m^2 of living space spread over three levels, the 2,000 m^2 lot, the spacious terraces, and the proximity to the sea offer a wide range of possibilitiesboth for personal use and as an investment.

A villa that invites you to imagine your dream of the perfect lifestyle. With the sea at your feet, the horizon before your eyes, and the space to bring your ideas to life, country living in Palaia Panagia on Nafpaktos takes on a whole new dimension.



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
Email: info@hellasproperty.com

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