

Property ID P3202

New detached house in an excellent location with sea views Not far from the beach and tavernas.



21059 Epidavros

Unser Angebot

Type of property	House
Kind of property	Detached house
Postcode	21059
City	Epidavros
Country	Greece
Additional geographical information	Peloponnes
Living area	approx. 360 m ²
Usable area	approx. 360 m ²
Number of rooms	5
Number of bedrooms	4
Number of bathrooms	3
Plot size	approx. 2.200 m ²
Purchase price	450.000,00 €
External commission	3,57% (including VAT) of the purchase price
Year of construction	2005
Condition	Sehr gut
Combustion	Oil
Heating type	Underfloor heating
Number of floors	2
Cable Sat TV	Yes
Parking spaces	4 Private parking spaces
Balcony	Yes
Terrace	Yes
Beach	2
Village	0,30
Town	38
Einkaufsmöglichkeit	1 km
Gastronomy	2 km
Airport	150 km

Location

The location is one of the most beautiful and microclimate praised patches of land in all of Greece.

Very good direct access and an idyllic and well-kept location.

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

- At a distance of 1,000 meters you will find the nearest supermarket
- 2,000 meters away is the nearest beach with the traditional tavernas of Nea Epidaurus,

- at a distance of 7,600 meters the ancient Epidaurus and finally in 40 minutes you can reach the city of Nafplion. Vacation home.

Property description

An independent/detached two-storey family home in Nea Epidavros with a total area of 360 sqm, on its own plot of 2,200 sqm.

It is in an excellent location on a hillside and offers privacy as well as magnificent panoramic views of the sea, the surrounding mountains and the plain.

It is a bright house with large openings and direct access to the surroundings from every point.

What makes it special is that the emphasis has been placed on comfortable spaces for receiving guests and gatherings, which is why it only has two master bedrooms and an independent guest house.

Upon entering the house, you find yourself in the main living area with high ceilings and large openings.

In the same area there is direct access to the WC and the residence's garden.

Going up just two steps, you can see the bright open plan dining room and kitchen, a smaller living room with fireplace and the terrace with endless views of the mountains, the plain and the blue of the bay of Nea Epidavros.

On the same level is the master bedroom with wardrobe and a bathroom with hydromassage bathtub.

From the main living area, a staircase leads us to the second level of the residence, where the space is configured as a large bedroom with its own sitting area and private balcony with unobstructed views.

From the kitchen area we have direct access to an enclosed parking space for at least two cars.

Finally, there is an independent guest house - studio with a single bedroom, kitchen and bathroom with shower.

It is also important to mention that there is underfloor oil heating, a boiler for hot water, aluminum window frames with double insulating glazing and fly screens and a rainwater collection system to irrigate the garden.

Equipment/Features

- Sea view
- Fireplace
- Air conditioning
- Internet access
- balcony



- storage
- Pets are allowed
- Security door
- alarm system
- boiler
- Double insulated glazing
- Awnings
- Internal staircase
- Barbecue
- Automatic irrigation
- Lawn
- Cottage
- Asphalt driveway
- Bright and airy
- Facade alignment
- tiles
- Aluminum window frames
- Very good condition



Your contact person

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