

# EXQUISITE 3-BED APARTMENT WITH LARGE SHARED POOL AND EXCELLENT VIEWS NEAR PLAKA



REF:  
YHOC-048



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PRICED AT:  
€330,000

## **HOUSE SIZE: 130m<sup>2</sup> PLOT SIZE: 1.937m<sup>2</sup> SHARED**

**Exquisite apartment in Plaka for sale furnished and equipped. This pristine unit comprised of 3 studios and 1 apartment positioned on a large private plot around an infinity pool offer stunning views over Souda Bay and the sea beyond.**

**This unique property's architecture in Provencal style, the amazing pool and surroundings are in perfect harmony with its environment.**

Set on a hill among the olive groves, with easy access, completely fenced and private, the property enjoys unobstructed views, yet is only a few minutes' drive from the sea.

Finished in 2015 and built to the highest standards and with care by the current owners, it offers lots of living areas and is built on 2 levels. The lower level brings one closer to nature and leads to beautiful gardens with a variety of flowers, shrubs, bushes and trees, all beautifully laid out around the 60m<sup>2</sup> infinity pool.

### **INTERIOR:**

The 3 bed apartment consists of a spacious open living/dining/kitchen area.

The green kitchen is equipped with stainless steel electrical appliances and offers lots of cupboard space. It is separated from the dining area with a beautiful stone arch. This area has a wooden beamed ceiling with ceiling fans for the hot days. Two patio doors open to the spacious covered balcony offering the most stunning views over the sea and Souda Bay, the ideal spot for wining and dining while enjoying the amazing sunset.

Still on the same floor one finds a mezzanine with a double bedroom and a separate WC.

The lower floor consists of two comfortable double bedrooms, a bathroom with a shower cabin and a separate storage room.

The furniture of the private apartment is not included in the selling price.

The layout guarantees private terraces and views over the sea.

All amenities such as Air conditioning, Internet, heating and wardrobes are available.

The apartment is equipped with wooden beamed ceilings, a mezzanine and a private balcony to enjoy the amazing views and sunsets. It is tastefully decorated by the French owner who did not miss any detail to ensure the comfort of his guests.

### **EXTERIOR:**

The big shared plot is totally landscaped and very well maintained by the current owners. It is gated and walled and offers ample parking space on a huge gravelled area allowing easy turning on the plot.

There are about 250m<sup>2</sup> of terraces in total, from which 130m<sup>2</sup> are around the kidney shaped 60m<sup>2</sup> infinity pool. The pristine pool has a depth from 1 meter to 1m60 with roman steps for easy access and is chemical free as it is treated by a salt electrolyser without adding chlorine.

Plenty of tiled terraces offer the opportunity for sun lovers to relax in the sun and install loungers and umbrellas. A covered pergola offers shade and stone benches, and there is also a small storage room near the pool.

The infinity gives you the feeling you are floating above the sea..... and the spectacular views are the height of luxury.

A vegetable garden is located at the back of the house and provides the owners with their own bio home-grown veggies. There is a variety of shrubs, trees and flowers all watered by an automatic watering system.

### **THE AREA:**

The property is well placed away from the noise of resorts but fairly close to everything you need. Its high elevation results in a cooling

breeze whereas the quiet location and proximity to restaurants and beaches make it an excellent choice.

This attractive villa is conveniently located within minutes from the lively village of Plaka and all the amenities the village has to offer, such as numerous restaurants open all year round, two mini markets, tool shop, hair dresser and many more.

**The famous beach resort of Almerida is only a few minutes' drive away and has plenty of amenities to offer as well as numerous restaurants, bars and water sports.**

**A fantastic opportunity to purchase a well-established high standard apartment in immaculate condition in a popular area.**

### **FEATURES:**

- Green aluminium doors and windows with high density insulation
- Shutters in exotic wood niangon
- Stainless steel electrical appliances
- Wardrobes
- DAIKIN reversible air conditioning units
- Solar panel
- Reserve water tank
- Shared 60m<sup>2</sup> infinity pool
- Satellite TV
- Covered terrace
- Heating with convectors
- Private driveway and huge parking
- Extra storage space
- Walled and fenced plot
- Automatic watering system
- Telephone/Internet connection
- Immersion heater
- Alarm system

