

IMPRESSIVE 7 BED VILLA WITH SPECTACULAR VIEWS OVER SOUDA BAY AND THE WHITE MOUNTAINS IN ARONI



**REF:
ARONI
TIFFANY HOUSE**



**PRICED AT:
€550,000**

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HOUSE SIZE: 530m²

PLOT SIZE: 1,218m²

IMPRESSIVE 7 BEDROOM HOUSE WITH EXTENDED TERRACES AND SPECTACULAR UNOBSTRUCTED SEA AND MOUNTAIN VIEWS!!!

This property is a great investment for your money. It can be used to accommodate a large family or three different families as each floor can be used separately and independently.

The front and one side of the plot are bounded by a stone wall. To the side of the entrance there is a large garage/workshop of 48m² with electrical roller shutters to both front and rear, giving direct access to the back gardens. Passing through a wrought iron gate we enter the rear of the property, which is partially paved and has lawns, flower beds, various species of trees and a vegetable garden. The views from there are amazing. The lower terrace has an orchard of fruit trees.

On the lower level of the property there are a kitchen, an open plan dining and living area, a shower room, toilet and two bedrooms. A second, separate entrance leads into a large multipurpose area (entertainment/games room). At the far end are a bathroom with shower and boiler room. Patio doors lead to the lawn area.

Ascending the stairs to the ground floor, we find the main house which has a kitchen, dining and living room in an open plan area. The patio doors in the living room lead out to a covered balcony with wonderful views. A hallway leads to an en-suite master bedroom, a second bedroom, a full bathroom and a visitors' toilet and shower room.

On the top floor there are the en-suite master bedroom and another two bedrooms with their own full bathroom and an open

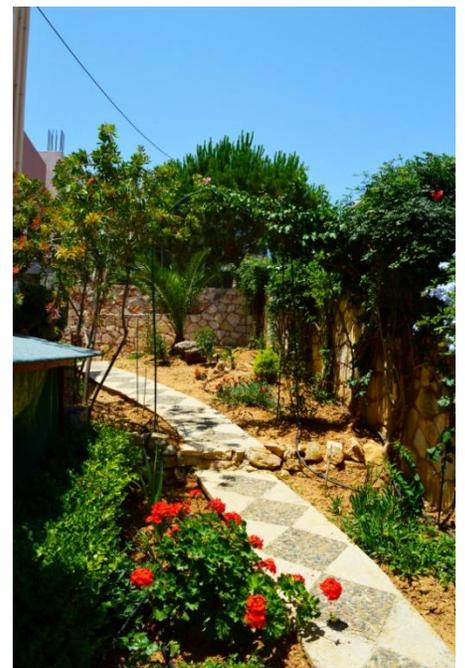
plan kitchen and living area. This floor has a huge tiled terrace that overlooks the sea and the White Mountains.

Every angle of the house has excellent views of the sea, Souda Bay and the beautiful White Mountains. All the bedrooms on the top two floors have patio doors each leading to their own balconies with stunning views.

The property has central heating, solar panel for each floor, soundproofing, thermal insulation and air conditioning. It also has aluminium windows with double glazing, mosquito netting and shutters as well as an electricity generator in case of power failure.

The area is very quiet and has beautiful villas. The sea is very close whilst within 5 minutes' drive you will find shops with the essentials. The distance from Chania is approximately 15 minutes, from the airport 10 minutes and from the port 20 minutes drive.

A truly splendid villa with many features and lots of possibilities!!!



FEATURES:

- Solar panels with immersion heaters X3
- External taps
- Fully equipped kitchens X3
- Satellite TV
- White goods
- Built in wardrobes to all top and ground floor bedrooms
- 1000lt water tank
- Double garage of 48m²
- Walled property
- Landscaped plot
- Watering system
- Central heating/boiler house
- Extra storage space
- Fireplace
- Telephone & Internet
- Green aluminium shutter with double glazing and fly screens
- Unobstructed views to Souda Bay and White Mountains
- Laminate floors throughout, except boiler room, bathrooms and hall/passageways which are tiled
- Insulated walls
- Furniture to be negotiated

