

UNIQUE TASTEFULLY RENOVATED 3/4 BEDROOM VILLAGE HOUSE IN NERIANA



**REF:
NERIANA NEFELI**



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**PRICED AT
€198,000**

HOUSE SIZE: 190m²

PLOT SIZE: 1.377m²

A unique opportunity to purchase a renovated traditional Cretan village house tastefully renovated by the current owners.

This house dates from about 1800 and has been fully renovated by the present owners. They have kept the original style and features and maintained the typical village style. The house has a history; it used to be an old family home of the village teacher and there used to be an olive press.

The house stands on a large plot within the village boundaries. Numerous spacious terraces, sitting corners and stone-flagged paths – even a small roof terrace under the shade of a huge tree – are well laid out for outdoor living.

There are 2 gated entrances, one giving access to the guest accommodation (family room) and one with steps leading to the main entrance and the big terrace covered with vines and bougainvillea.

The tall main entrance door opens to an open plan living/dining room with an L shaped kitchen. The space is light and airy and has a fire place.

A small archway leads to the corridor with on the right the master bedroom, on the left the second bedroom and at the end of the hall a big bathroom with a built in shower, the washing machine and the original marble sink. A door opens to the garden area behind the house which houses an old stone building that could be renovated according to the new owner's needs and an additional shed.

Wooden steps lead down from the living area to the huge cool family room that could easily be separated in 2 comfortable rooms. The original timber ceilings have been preserved and two beautiful arches give a traditional feel to the room. One of the arches is still the original one; the other one has been renewed. This room also has its own entrance and could be a perfect separate guest accommodation.

The wrap around garden is a revelation, an oasis of greenery in the village. Various fruit trees (oranges, lemons, pomegranate, mandarins, bergamot, damsons, apricot, figs) are to be found, stone-flagged paths, terraces, a special little sitting corner on the small roof terrace with a sea view in the background, sitting corners and shaded places will make your life comfortable during the hot summer days. There is a possibility to build a pool. The main courtyard contains an outdoor kitchen, BBQ and bread oven.

The property is positioned in the quiet village of Neriana, located between Tavronitis and Voukolies. The beach is a mere 10 minutes drive and there is a well known local taverna just minutes walk from the property. The village of Tavronitis with its amenities and the junction to the National Road is a 10 minutes drive.

Don't miss this excellent opportunity to obtain this fully furnished tastefully renovated property in a quiet setting yet only minutes drive from facilities.

30 minutes to Chania Town/45 minutes to Chania airport



FEATURES:

- Solar panels
- Fully equipped kitchen
- White goods
- All furniture included
- Extra storage / ruined room
- Cabled for telephone landline
- Immersion heater
- Private parking
- Pipes for future installation of central heating system
- Elegant fireplace
- Outdoor kitchen and BBQ
- Beamed ceilings
- Roof terrace
- Mosaic floors in living area
- Exterior tool shed
- Possibility to extend the old stone building.

