

BEAUTIFULLY 2-BED VILLA WITHIN WALKING DISTANCE FROM THE BEACH OF ALMERIDA



**REF:
ALMERIDA
LELANTHOS**



Miette Lauwers
Tel: (00 30) 6947 374 736
info@yourhomeoncrete.com
www.yourhomeoncrete.com

**PRICED AT:
€170,000**

HOUSE SIZE: 80m² PLOT SIZE: 299m²

This beautiful 2 bedroom villa is situated just a short stroll from the golden beach of Almyrida and all the many shops, tavernas and nearby amenities.

Built and maintained to a very high standard the property holds an ESL rental licence and is a well established rental business.

Perfect as a family holiday home or rental investment.

Situated on a quiet lane just behind the lovely Almyrida Beach, this villa enjoys plenty of external space — including a variety of both covered and sunny seating areas and pretty gardens.

There is room to add a private pool or jacuzzi if required, however the nearest Beach is just meters away.

The ground floor of the villa is a very spacious open plan area with living and dining space — plus a good sized fully fitted kitchen with all appliances.

Patio doors lead from all areas to the surrounding gardens and the outdoor dining areas.

The first bedroom, currently a twin, is on the ground floor— along with a fully tiled bathroom with a walk in shower

The 1st floor comprises a further spacious double bedroom and also a fully tiled shower room.

Both the bedroom and the upper landing have patio doors leading to a large upper terrace which enjoys amazing views across the countryside to the White Mountain Range.

This villa makes a lovely, ready to move into family holiday home. Its great location ensures a successful rental income.

High quality furnishings and additional equipment are available by separate negotiation

Features

- Piped for Central heating
- Fully fitted kitchen with all appliances
- Washing machine
- Fitted wardrobes
- External storage room
- Outdoor terraces and dining areas
- New pergola fitted in 2018
- Private gardens with room for pool
- Double glazed aluminium windows and shutters
- Solar panel and immersion heater
- Reserve water tank

