

COZY 2-BED HOUSE WITH A PRIVATE POOL SITUATED IN THE HEART OF SKOUTELONAS



**REF:
SKOUTELONAS
SARPEDON**



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**PRICED AT
€169,000**

HOUSE SIZE: 62,69m²

PLOT SIZE: 125,46m²

Stunning 2-bed detached village home with a private pool, a small landscaped garden and a spacious terrace for outdoor living.

This cozy and colorful property was built in 2008 and is excellently maintained by the current owners. The property is located in the serene village of Skoutelonas, just a short walk away from the beach and restaurants!

INTERIOR:

This house perfectly marries traditional Cretan style with modernity. Stone corners, a stable type front entrance door and traditional wooden beamed ceilings are tastefully combined with modern equipment.

The main door opens into a bright open kitchen. The kitchen is fully equipped, fitted with stainless steel white goods and includes a dining area. It has been upgraded recently with grey colored (concrete imitation) cupboards and a very efficient wood burner is installed between the kitchen and the dining room, heating the entire ground floor area.

The comfortable living room is small and cozy with a sloped wooden beamed ceiling. An arched patio door leads to the garden and the swimming pool.

Still on the same floor is a double bedroom with a free standing wardrobe and access to the garden, as well as a modern shower room separated with a tiled wall, fitted with an electric towel rail, ceiling spots and a power shower.

From the kitchen, wooden stairs with an iron banister lead to mezzanine fitted with a double bed and a wooden floor. A door

opens to a veranda covered with a wooden pergola equipped with roll up sunscreens, tastefully decorated with outdoor furniture and benches, the perfect place to sit and enjoy the views. From this veranda, one can see a strip of sea view as well as part of the White Mountain range. The surrounding rural views are wonderful.

All rooms are equipped with reversible air conditioning units and wooden ceilings.

EXTERIOR:

From the street, a couple of steps lead up to the main entrance of the property. On the side, a large passage with an open wooden pergola leads to a wooden gate opening to the garden.

The garden is small and easy to maintain, bordered on one side with a beautiful old stone wall. A comfortable protected outdoor terrace overlooks the pool and is the ideal place for outdoor living. The stone built barbecue is conveniently located near the dining table and big wooden cupboards provide useful storage space.

The 18m² swimming pool is dressed in mosaic tiles and is surrounded by a narrow tiled terrace tastefully decorated with flowers, plants and furniture.

THE AREA:

The small and traditional village of Skoutelonas is located a couple of minutes West from the busier village of Tavronitis and just a 5 minutes' walk from the beach. The property is located in the village with a grocery store and a tavern open all year within easy walking distance. A bus stop can be found at the church a few minutes' walk.

Tavronitis village stays open all year round and provides amenities such as: bakeries, mini markets, super market, pharmacy, gas station, cafes, restaurants, entrance/exit to the national road and

many more.

For even more amenities, the larger once fishing village of Kolymbari is just a 5 minute drive from Skoutelonas and also offers post office, schools, shops, hotels, port and more.

The house is very well maintained and equipped by the current owners who live here all year round.

This charming village house is ideal for all year round living or for a holiday home with rental potential!

FEATURES:

- Solar panel
- Reversible air conditioning units in all rooms
- Renovated fully equipped and fitted kitchen with stainless steel electrical appliances
- Satellite TV
- Free standing wardrobe
- Wood burner
- Extra storage shed
- Built in barbeque
- Telephone/Internet connection
- Green aluminum frames and shutters
- Double glazed windows, some fitted with fly screens
- Immersion heater
- Beamed wooden ceilings
- Some of the furniture
- Private pool of 18m²

