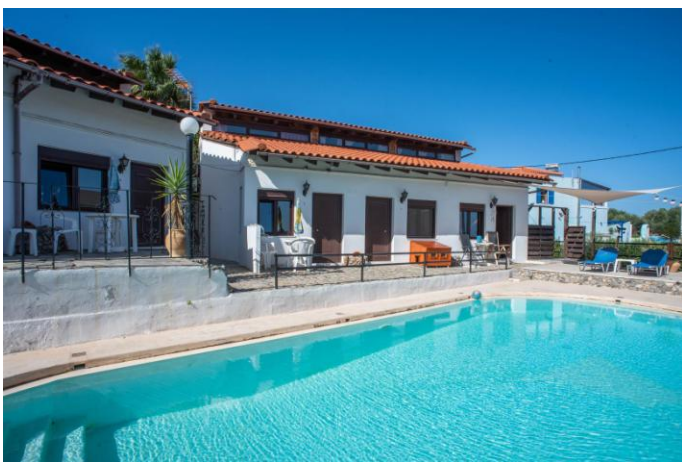


FULLY EQUIPPED RENTAL BUSINESS WITH PRIVATE POOL AND GREAT VIEWS IN TAVRONITIS



**REF:
YHOC-181**



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**PRICE:
€390,000**

HOUSE SIZE: 156m²

LAND SIZE: 652m²

Business opportunity for sale in Tavronitis, fully furnished and equipped, with a 45m² swimming pool, landscaped gardens, and wonderful sea and mountain views!

This property consists of three fully-furnished studio apartments for rental, set around the common pool and one owner's accommodation. All studios come fully equipped and with a veranda.

Built in 1994 and entirely renovated in 2015, it offers lots of living areas all built on 1 level, each with a mezzanine offering the extra living space.

INTERIOR:

Rental studios:

The 3 studios are identical but mirrored in layout and are very cozy.

You enter in an open space with a small kitchen at the back. The kitchen comes fully equipped including a small ceramic cooking plate, a sink and a mosaic splash back.

The living space is light and bright and has a high wooden sloped ceiling. It comprises of a ceiling fan, a reversible air-conditioning unit and is fully furnished, including a double sofa bed. The fully tiled shower room is next to the kitchen.

An open wooden staircase leads to the mezzanine with a double bed and a free standing wardrobe. The stairs and the mezzanine have a beautiful iron banister which provides security. A row of long and narrow windows allow lots of light into the mezzanine area.

Owners' accommodation:

In fact this accommodation is a combination of 2 studios made into one, by knocking down the connecting wall in the middle, thus creating a bigger space for the owners' use.

There are 2 main entrances, one opening into the living room and one into the kitchen area. The spacious blond coloured L shaped kitchen is equipped with stainless steel electric appliances including an oven, hob, extractor fan and a fridge/freezer. There is enough space to install a dining table and chairs and there is a ceiling fan.

The living room is to the left and has its own entrance door. Next to the living room is the shower room with a large wall to wall shower, and it also houses the washing machine.

Wooden open steps with an iron banister lead to the mezzanine with wooden floors. The main bedroom has a free standing wardrobe and an arched opening which gives access to a second bedroom – currently used as a storage room for the rental supplies by the current owner.

The wooden sloped ceilings give a feeling of “openness” and the mezzanine rooms are overlooking the lower floor. Here there are also long and narrow windows for extra light.

EXTERIOR:

Entrance to the property is via an asphalted village road. A few steps down lead into the landscaped gardens to the back of the property, which provides a variety of shrubs, trees and flowers all watered by an automatic watering system.

A tiled lounge space is located here covered by an open pergola “dressed” by a vine. There is also a built BBQ, allowing guests to enjoy a BBQ and dine in the garden.

A stone paved path guides to the entrances of the studios as well as to the 45m² swimming pool with a liner and Roman steps. Plenty of tiled terraces offer the opportunity for sun lovers to relax in the sun and install loungers and umbrellas around the pool.

A stone built bar beside the pool allows the guests to enjoy a drink while enjoying the breathtaking views!

Another garden with a lawn which is behind the owner’s accommodation is planted with a couple of fruit trees and is used for hanging the washing!

THE AREA:

Set on a hill with easy access, completely fenced, the property enjoys good views, yet is only a few minutes' drive from the sea.

The property is located on a hillside, within walking distance of the many amenities in the village, local bus route and beach. There is easy access to the national highway - from there it is just a 25-minute drive to Chania.

Near the beach there are a couple of tavernas while other shops, tavernas and cafes can be found in the village. Tavronitis is an active, working village which remains open during the winter.

A business opportunity, already up and running, in an excellent location!!!

FEATURES:

- Air conditioning unit in each apartment/studio
- Fully equipped kitchens
- White goods
- Telephone/Internet connection (OTE)
- Immersion heaters
- Free standing wardrobes
- Fully furnished
- Wooden ceilings
- Ceiling fans (in 3 of the 4)
- Extra storage space
- Brown aluminum doors and roller shutters
- Double glazed windows – most with fly screens
- BBQ
- Reserve water tank of 2.000lt
- Landscaped gardens with irrigation system
- Fully walled and fenced
- Septic tank

