

EXCELLENT 4-BED RENOVATED VILLAGE HOUSE WITH HEATED POOL AND LANDSCAPED GARDENS IN EMBROSNEROS



**REF:
YHOC-1041**



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**PRICE:
€590,000**

HOUSE SIZE: 204m²

LAND SIZE: 1,187m²

This stunning 4 bedroom property has been lovingly restored to a very high standard, keeping the original features of a Cretan house.

The property includes a heated pool and beautifully kept gardens with many fruit trees to enjoy.

INTERIOR

The main entrance of the property is from the courtyard, and enters into the main living area.

In the main living area a beautifully restored archway frames the room. The high wooden ceilings are also a lovely feature to be found.

The layout is in the form of a traditional Cretan home. The place of the old bread oven has been converted into a wood burner for the cooler months of the year.

The dining room sits slightly to the left of the main living space in its own alcove. The kitchen has been recently renovated to a modern finish with plenty of storage space and all electronic conveniences.

From the kitchen, you go down some steps into the lower floor. Here there is a quaint double bedroom with access outside to the terrace and garden. There is also a large bathroom with bath and shower. Next to the bathroom a spacious storage space is to be found for washing machine, pantry and extra fridge/ freezer. There is also another small room for the central heating boiler and extra storage.

From the main living area, you go up 6 steps to the second bedroom. This is the largest of all the bedrooms, featuring built in storage. It is a light and airy room which could be used as a

second living room or office space. There are patio doors leading to a private balcony which overlooks the garden and lower courtyard, perfect for a morning coffee.

Going further up the wooden stairs, you enter to the top floor. Here there are 2 further bedrooms, each with their own en suite bathroom with showers. Patio doors lead onto private spaces. The far bedroom, leads out to the roof terrace which still contains the old bread oven chimney which makes a lovely feature. The terrace overlooks the beautiful garden.

The property has been maintained to a high standard. All bedrooms feature fly screens, double glazed windows, air conditioning and central heating. The exterior windows all have new shutters and lower level windows are framed with aluminum making it a perfect lock and leave second home. The house comes fully furnished.

EXTERIOR

You enter the property through a side gate or alternatively, you can park your car in the undercover carport.

Descending down the stone flagged steps, you find yourself in a lovely private courtyard with huge olive trees and landscaped gardens.

The landscaped gardens are lovely. The pool is heated, surrounded by old olive trees creating natural shade and ambience.

There are 12 olive trees on the property which produce between 50-75l of olive oil per year for the current owners. There is a wide selection of fruit trees that are mature and abundantly producing. These include oranges, lemons, mandarins, pomegranates, avocados and plums.

The gardens are well established with a mix of Mediterranean plants and easily maintained with an automatic irrigation

system. There is also a conveniently located terraced garden for growing your own vegetables located close to the house.

THE AREA

The villa's location is ideal for exploration, nestled in a serene and tranquil setting just a 15-minute drive from the charming seaside village of Georgioupolis, known for its vibrant life and a lovely 10 kilometer beach.

The busy village of Vrises and all its amenities is just a 7 minute drive away.

This whole property is in excellent condition throughout and would be perfect as a lovely permanent family home but also offers the potential for a unique rental property or a holiday home !!

FEATURES:

- Private heated pool
- Landscaped gardens
- Irrigation system
- Double glazed windows
- Furniture included
- Solar panels
- Wood burning stove
- Original stone features
- Air Conditioning
- Mature fruit trees
- Security cameras
- Wooden ceilings
- Roof terrace
- Central heating
- Fly screens
- Internet landline

