

STUNNING 3-BED STONE VILLA WITH POOL MAINTAINING MANY ORIGINAL FEATURES IN GAVALOHORI



**REF:
YHOC-1029**



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**PRICE:
€475,000**

HOUSE SIZE: 130m²

LAND SIZE: 500m²

This authentic, part stone villa with a separate guest cottage has amazing original features such as arches and courtyards as well as spacious, beautifully landscaped gardens and a heated, private pool.

Located in Gavalohori, this unique property has been tastefully renovated throughout and has had many recent improvements — such as the addition of a solar heated pool, a heated outdoor shower, roof terrace area - and many other lovely features.

INTERIOR:

On entering the gated property, to the left of the central courtyard is the guest cottage. This is a lovely completely self-contained house with a living area, a double bedroom, kitchen and large walk-in shower room. The perfect place for family and friends to stay at while visiting.

Across the courtyard is the main villa with doors leading into the fully fitted kitchen fitted with all appliances, a separate dining area and a lovely cosy living area.

The master bedroom is very large with patio doors leading out to its own covered terrace area leading to the pool and gardens. The main shower room is beautifully tiled and has a walk-in shower with glass brick wall.

A couple of steps lead down to the large double guest bedroom. This room also has its own door to the terrace and pool areas and a very nice en-suite shower room which also houses the washing machine and laundry space.

Both the villa and the cottage are beautifully finished — with traditional features such as wooden vaulted ceilings and archways throughout.

EXTERIOR:

On entering the property, there is a spacious garden with several terraces and courtyard areas with many hidden seating areas, mature plants and fruit trees. Steps from here lead up to the extensive roof terrace with views across the village to the mountains and the sea beyond.

Many original stone features and two wells have been retained and

incorporated into the extremely attractive gardens.

There is also a good size, solar heated, private swimming pool with Roman steps and sun terraces all around, plus a heated outdoor shower.

There is a lovely courtyard for external dining and a BBQ area with a sun awning. There is also plenty of storage space in the additional outbuildings.

THE AREA:

This beautifully renovated villa is hidden away in the heart of the traditional and popular village of Gavalohori, just a short stroll from the tavernas, cafes and shops.

The villa itself is well situated in the village centre and is also only a few minutes' drive to the village of Vamos. It is also just a short distance to the coastal villages of Almyrida and Kalyves — with their many amenities.

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:

- All fixtures and fittings included
- Central heating
- Air conditioning to all areas
- Fitted kitchen with all appliances — including a dishwasher
- Washing machine
- Large walk-in storage cupboard
- Telephone, WI-FI and broadband
- Mature plants and trees including lemon, orange and avocado
- 2 x solar panel and immersion heaters
- Aluminium doors, windows and shutters - with fly screens
- Back-up water storage tanks
- Large roof terrace
- Electric awning
- Satellite dish for main house and cottage
- External and internal storage areas plus boiler house
- Walled and gated plot
- BBQ area and many terraces

