

# LOVELY 2-BED VILLA WITHIN RESIDENTIAL COMPLEX IN DOULIANA



**REF:  
CEF-006**



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**PRICE:  
€276,696**

**HOUSE SIZE: 120m<sup>2</sup>**  
**LAND SIZE: 250m<sup>2</sup> (SHARED)**

## **DOULIANA - APOKORONAS**

**In a great natural beauty and a picturesque area, an independent villa with total area of 120,15m<sup>2</sup> is for sale, within a residential complex, fully equipped and furnished, on a shared plot of 250,67m<sup>2</sup>.**

The residence is characterized by traditional architecture, and the special decorative combinations and wood that create a natural environment.

### **INTERIOR**

It is built **on 2 levels** and consists of:

**On the ground floor**, comfortable open plan living room with fireplace, fully equipped kitchen, dining room, 1 bedroom, 1 bathroom, laundry room.

**On the first floor** is 1 comfortable bedroom with 2 private terraces offering excellent mountain views, 1 bathroom.

It also has: Parking space - Air conditioning – Solar water heater.

The special care that has been given both to the construction of the residences with importance given to the traditional elements but also to the surrounding area of the complex, with the paved alleys that remind of other times, the preservation and multiplication of the trees and plants that existed, is unique and continuous. In combination with the high-quality provision of services, they classify it in the luxury category.

All residences have air conditioning units (A/C) in all rooms, as well as BBQs, traditional wood ovens, and are offered for permanent residence or, if desired, for exploitation through lease as a tourist rental.

Also, the entire residential complex has a connection to all basic utilities (such as electricity, water, telephone connection and drainage)

## THE AREA

The village of Douliana has a small shop and Tavernas. Douliana is close to both Gavalohori and Vamos where there are many more cafés, taverns and shops to be found.

The beach resort of Kalives is a 10 minute drive from the Villa.

Next to the complex there is a Yoga Retreat Center as well as traditional taverns - cafes with local delicacies and flavors and other services.

**The European Path E4, is ideal for exploring for hiking enthusiasts.**

## FEATURES

- Air Conditioning
- Solar panel
- Security door
- Internal Staircase
- Traditional House
- Furnished
- Fireplace
- BBQ
- Double Glazing
- Wooden windows and doors
- Wooden ceiling beams
- Fully fitted kitchen
- Boiler
- Fly screens

