

BUILDING PROJECT OF 2 VILLAS WITH PRIVATE POOLS IN AGIA TRIADA/RETHYMNO



REF:
COS-003



Miette Lauwers
Tel: (00 30) 6947 374 736
info@yourhomeoncrete.com
www.yourhomeoncrete.com

PRICE:
€355,000

HOUSE SIZE: 118m²

LAND SIZE: 900m²

Building project of 2 villas with private pools for sale in Rethymnon.

Only one villa is still available.

Each of these modern and carefully constructed properties will be delivered with a solar electricity system - providing free electricity forever. Solar water panels for an endless hot water supply make each residence not only very economical to run but environmentally friendly too!

Beautiful gardens provide the perfect setting for entertaining family and friends while creating memories of a lifetime.

Each villa has individual access, a choice of property design and interiors. The plot for each villa is approximately 900 m² with a 32 m² private pool providing privacy and space. The estimated time of completion is June 2025.

Each residence has a 10-year structural guarantee and up to a 5-year guarantee for kitchens, windows - doors etc per the manufacturer's conditions.

Villa 1

Indulge in the seamless blend of contemporary luxury and natural beauty that this villa provides. This exquisite three-bedroom, three-bathroom villa of 118m², sits on a 900m² private plot, features an open plan kitchen/living/dining room area, with a fireplace for cozy winter nights, filled with natural light, all year round.

Step outside onto a spacious outdoor area, with a 32m² private pool, landscaped garden, a built in BBQ and an open pergola, with a private parking space.

In addition to its unique aesthetics, the villa is built with modern technological solutions such as, photovoltaic system, solar electricity system and solar panels, which makes it environmentally friendly.

This property is ideally located just 20min from Rethymno town, beaches and local amenities, providing the perfect blend of peaceful living and modern comfort.

- Villa: 118m²
- Plot: 900m²
- Bedrooms: 3
- Bathrooms: 3
- Garden: yes
- Swimming pool: 32m² tiled
- Parking: yes
- Photovoltaic system: yes
- Pergola: yes
- Furnished: no

Price: € 355,000

Technical information

All properties have a concrete structure combined with bricks and mortar.

The foundations and infrastructure include the obligatory earthquake specifications.

The electrical wiring and the capacity of the solar electrical system are based on the estimated output calculated by an Electrical Engineer, using the latest technology and legislation which allows the solar system to safely supply the Villa and swimming pool with free solar energy.

These calculations allow a supply agreement that excludes any future monthly bills.

The estimated supply units are - 5KWh (80m²) and 7KWh (105m²).

An independent solar heater will supply hot water and an electrical backup will be installed for the cooler months when cloudy days are more frequent. Beautiful and spacious gardens provide the perfect setting for entertaining family and friends while creating memories of a lifetime.

Each villa has individual access, a choice of property design and interiors. The plot for each villa is approximately 900m² with a 32m² private pool providing privacy and space.

A choice of kitchen designs and styles are available and good quality white goods are included in the price, except the washing machines.

Bathrooms are purely a personal choice. Clients, together with our interior designer chose everything from the style, the fixtures and fittings, the colours and the tiles to create their own ambience.

The location provides distant sea and wonderful mountain views. It is close to all amenities and the nearest beach is within easy access and the city of Rethymno is only a short drive away.

THE AREA

These wonderful twin villas are located in a traditional and historic village with distant sea views and spectacular mountainous surroundings. Within easy access to amenities and the beach.

Going further afield is easy as the main highway is just a few minutes' drive providing direct access to the city of Rethymno and the airports of Chania and Heraklion.

The fabulous beach stretching along the north coast is 11 minutes by car. This area has many attractions for tourists and locals alike. Beach bars, restaurants, gift shops, doctors, hairdressers, and mini golf are just some things you will find there.

The city of Rethymno is 15 kilometres to the west, it's the third largest on the island and famous for its incredible Old Town. The history of the many invasions of Crete is visible through its amazing architecture. As you wander through the narrow streets and cobbled alleyways filled with shops, bars and restaurants the ambience reflects the culture and history of this wonderful place and its people.

FEATURES

- Detached villa
- Turn-key project
- Private swimming pool
- Solar electric system
- Private parking
- Stone BBQ
- Choice of kitchens
- Choice of bathrooms (sanitary, tiles, etc.)
- Furniture package in request
- Jacuzzi per request
- Rental income 6.0% per Annum

