

## Villa in Crete

Ref: 012527

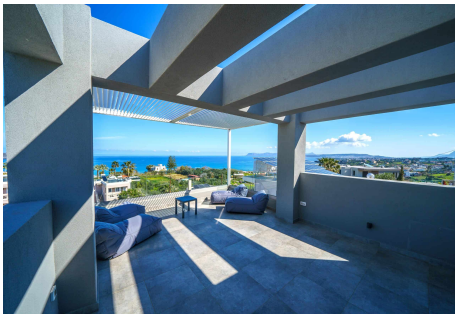
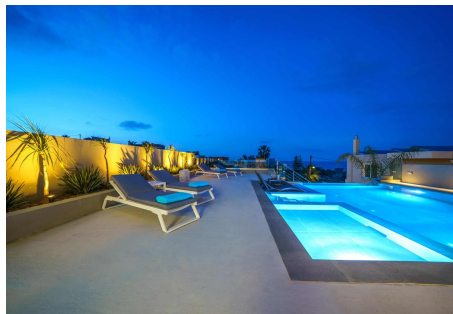


Beds: 4

Baths: 3

Built M2: 195 m<sup>2</sup>

Plot M2: 850 m<sup>2</sup>



The information given here is subject to errors and do not form a part of any contract. The offer can be changed or withdrawn without notice. Price does not include purchase costs.

## Description

Nestled in the serene coastal area of Stalos, Chania, this brand-new, fully furnished and equipped 195 sq.m. villa offers an unparalleled living experience. Designed with modern architecture and premium materials, every detail has been meticulously crafted under the owner's supervision.

**Sophisticated Design Across Three Levels**

**Lower Level (75 sq.m.):** Features a cozy living area, two bedrooms, and a bathroom with a walk-in shower. Direct access to the lush garden and private swimming pool enhances the indoor-outdoor flow.

**Ground Floor (75 sq.m.):** The heart of the home, this level boasts a spacious living room with a minimalist fireplace, a dining area, and a fully equipped modern kitchen with built-in appliances. A large terrace and a guest WC complete the space.

**First Floor (45 sq.m.):** Home to two bright bedrooms, each with large windows and private balconies, a bathroom with a walk-in shower, and a stunning terrace with unobstructed views of the Chania Gulf and the Cretan Sea.

**Exceptional Features & Amenities** - High-quality aluminum double-glazed windows with insect screens - Solar water heater and A/C units in all rooms - Thermal insulation & pre-installed central heating system - Energy-efficient fireplace connected to the heating system - Built-in BBQ area - Spacious landscaped garden with multiple parking spaces

**Prime Location with Breathtaking Views** Set in a tranquil neighborhood of private villas, the property offers absolute privacy while being just 400 meters from the beach. Due to the elevated terrain, the villa enjoys panoramic sea views

## Features

Air conditioning, alarm system, Barbeque Area, Cable Satellite, City views, Close to beach, double glazing, Doublepane Windows, Energy Certificate: A+, fireplace, garden, gated complex, gated entry, Panoramic sea views, parking spaces, patio, pool views, Porch, Private Patio, private swimming pool, secure door, Security System, storage room, walking distance to amenities, window coverings

**Price: €3,000,000**

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