

Exposé for

Detached vacation home in a small village in the famous Mani
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Property ID: "HaKARV704" - Price: 115,000 €

- ✓ 115 sqm house with two levels
- ✓ plot size 192 sqm
- ✓ 1 bedroom, 2 bathrooms
- ✓ 1 storage room of 4 sqm
- ✓ nice terrace with landscape views
- ✓ absolutely quiet location within a small village.



Description

This detached village house is a cute and cozy, traditional, 19th century stone cottage of 115 sqm. on a 192 sqm. plot.

The house has been renovated a few years ago and is located in a friendly village only a fifteen minute drive from Gythio and the Mavrovouni beach.

Entering the property, which is surrounded by a wall, you come into a small courtyard. From here you can reach the ground floor of the house two steps lower than the entrance level. This living level has totally 50.34 sqm (including the walls) and offers a space of 12.92 sqm where a kitchenette and a dining place can be accommodated. Next to it is an unfinished small bathroom on the one hand of 2,40 sqm and a romantic bedroom under an impressive vaulted ceiling on the other of 35.02 sqm.

The upper floor can be reached via an external stone staircase from the aforementioned courtyard. These stairs lead to a covered terrace with beautiful views of the countryside and village. Here is the front door leading into the elongated main living room with kitchen fittings and a small bathroom. The rest of the room offers free usage options. In addition to the terrace, there is also a small balcony up here. The total size of that living level is 65.42 sqm. The covered terrace has 15,32 sqm.

On this upper level there is also a small storage room of 4,37 sqm beside with a separate entrance from outside.

In addition, the property includes a separate small land plot in the vicinity of 47,66 square meters in size. Here is the sewage pit for the house. This piece of land can be used as a vegetable garden.

The garden with its climbing vine, mulberry tree and lush lavender plants, the big covered veranda and the romantic balcony offer places to relax, dine al fresco, take in the open country view and enjoy the safe and healthy environment.

The property is accessed via a footpath of approx. 50 m and parking is available on the village square approx. 150 m away.

Location

The property is situated in a small traditional village without shops. There is just one cafenion.

The area is a haven of tranquility and not over-developed. It is relaxing, easy going and quiet almost all year, with very light road traffic.

The nearest town is **Gythio** at 18 km (15 min. drive) with supermarkets, taverns and coffee shops, a first aid center, a post office, several banks etc.

The nearest beaches are the Vathy beach in a distance of 7 km or the Mavrovouni beach in a distance of 8 km.

DISCLAIMER

All information is given without guarantee and is based solely on information provided to us by our client. We assume no responsibility for the completeness, accuracy and timeliness of the information. Mistakes, changes and intermediate sale are reserved.

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