



Villa 500 m² in Loutraki

Greece, Saronic Islands

Price:	€ 3 500 000
Object type	House
Bedrooms	1
Number of rooms	1
Land area	4000 m ²
Area	500 m ²
Category	For sale



Superb luxury villa with a big swimming pool, private tennis court, sauna and billiards room, 300 metres from the beach, in a wonderful setting overlooking the Corinthian Gulf and the surrounding hills. Located near the famous Spa town of Loutraki, and within a mere 15-minute walk from the beautiful beaches of Skaloma and Blue Lake, the villa is the perfect base from which to explore the Peloponnese region. The house boasts 500 m² of living space, for 25 people max.(with 6 extra beds), 10 bedrooms, 1 bath, 9 showers and WC, air conditioning, satellite television, fast wifi throughout the grounds, a private tennis court and a Spinfire tennis ball machine. The ground floor has a large, 55 m² living/dining room with a fireplace and state of the art television, as well as large patio doors opening into the terrace overlooking the pool area. Also it features a fully equipped kitchen (with electric hob, oven, microwave, dishwasher etc.) and two, 12 m² double bedrooms (180 cm wide bed in each) both with a shower room and a WC, a terrace overlooking the sea, entrance to a small garden and tennis court views. The upper floor has a 40 m², en-suite master double bedroom (200 cm wide bed) boasting amazing sea views, a cloakroom, bathroom, fireplace and a big balcony with sun-beds and coffee-table with chairs, overlooking the Gerania mountain, Loutraki and the unlimited sea view to Korinthos. Also, two double bedrooms, both 12 m², with toilet and shower and a shared balcony overlooking the pool and garden. One bedroom has two single beds (2 x 90 cm wide), the other has a double (180 cm wide bed). There is also another single bedroom (1 x 90 cm wide bed). The 8 sq.m. office has a single bed and view to the Korinthos Gulf. Also, a printer-scanner is available. The lower basement floor (separate access) has a loft style, 45 m² master double bedroom with a king-sized bed (200 cm wide bed) and a cloakroom, bar and basic kitchenette (sink, microwave, fridge, coffee and tea making facilities), a dining table for 4 people, a shower and a toilet. This floor affords access to another double bedroom (180 cm wide bed) with a shower room and toilet, which is best suited to a nanny/maid or children. Maid's room can be used as bedroom and has a separate entrance, a kitchenette with fridge and a WC with shower. There is also a sauna and hot tub. All rooms are very bright due to the day light coming through the windows. The grounds which cover 3000 m², are accessed through an electric gate and include a 14 metre long secluded swimming pool with power massage stream, as well as a private tennis court with floodlights and a basketball corner. There is a large covered terrace where you can eat outside in the shade and enjoy the views of the sea, pool and garden boasting a lawn and mature trees. There is a roofed barbecue area for grills with two tables for 21 people, a pizza oven, a bar, fridge, sink and ceiling fan, along with plenty of



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sun loungers for relaxing as well as outdoor speakers for the pool area. An organic garden area with homegrown vegetable and fruit is also available for guests. Also, after the sundown automatic lights open. You can easily walk to the nearest beach and swim in the warm, crystal-clear waters of the Ionian sea. Within a few minutes drive you may also find Loutraki; a popular resort, renowned for its mineral water springs and modern Spa; its Casino, which is one of the largest in Europe; as well as its plethora of restaurants, tavernas, cafes and bars. The peninsula where the villa is located is a site of exceptional beauty. Here you may enjoy the unique sea water lake (connected to the sea by a small canal). A motor boat is also available for hire with a skipper to take you to the remote nearby beaches for a wonderful day out, whilst near the end of the peninsula there is the ancient temple of Hera and a small beach which is both fascinating and very beautiful. All beaches are pebble and sandy. Sandy beach, 300 metres. Children's beach club, 1 km., Vouliagmeni lake where there are plenty of tavernas in 600 m., Perachora supermarkets, bakeries and shops in 5 km., supermarkets in Loutraki, 10 km. More shops in the town of Corinth, 20 km. Athens airport, 100 km (around one and a quarter hours drive). Ancient Korinthos, 20 km. Apollon temple and mount Acrokorinthos, 25 minutes drive. Epidauros ancient theatre in 40 km., Mycenae and Nafplion 30 min. drive. SWIMMING POOL: Private | Width : 7.00m | Length : 14.00m | max depth : 4m | min depth : 1m | power massage stream OUTDOOR FACILITIES: Private tennis court | Barbeque | Pizza Oven | Garage | Garden furniture (table, chairs, sun loungers) | Electric gates | Summer kitchen VILLA / HOUSE WITH : Bedrooms : 10 | Single bed : 3 | Double bed : 6 | Bathroom : 1 | Shower room : 9 | Toilet : 7 ROOMS : Kitchen | Living and dining room | Entertainment room

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