



## Excellent 6 Bed Villa For Sale in Alepochori Attica Athens



### Agent Info

Naam:	Niall Madden
Bedrijfsnaam:	Esales Property Limited
Mistlampen:	United Kingdom
Experience since:	2002
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefoon:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 748,817.02

### Locatie

Aanbevolen Auto Onderdelen:	Greece
Staat/Regio/Pronvincie:	Attica
Adres:	Ακροπόλεως Kato Alepochóri 00
Postcode:	19100
Geplaatst:	28-07-2023
Omschrijving:	Excellent 6 Bed Villa For Sale in Alepochori Attica Athens Greece

Esales Property ID: es5553558

### Property Location

THISSEOS 2, ALEPOCHORI MEGARA  
VILLA  
ALEPOCHORI  
MEGARA  
19100  
Greece

### Property Details

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Greece is quickly gaining a reputation as one of the most desirable places across the world to live or visit.



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On offer here is a chance to make a smart financial investment in this magnificent part of the world.

There are two land plots which are 1500 square meters. One of them is 500 and the other one is 1000 square meters. At one plot (the one with 500 square meters) there are two houses, one at ground floor and the second one is a maisonette above the first one. Both of the houses are furnished. The ground floor house is 100 square meters, has three bedrooms, one bathroom, one reception room and one room that is the living room with the kitchen.

The maisonette is 125 square meters, has three bedrooms, two bathrooms, one kitchen, one reception room, and a living room with a fireplace. There is also an extra kitchen in the first floor of maisonette. There are four balconies, two of them have sea view and the other two have mountain view. You enter from a different door at each house.

There is a private swimming pool with sea water (6 x 12 meters). Next to the swimming pool there is a small hydromassage. There are also two storage rooms, one barbeque, one open garage, one bar and garden with a kiosk that you can sit under. The street that is the street address of the house is a dead end on one side and the other side leads to the main beach road street.

There is also a construction permit to build an extra house of 100 square meters in two levels (50 at each level). It is five minutes from psatha beach, which is a famous beach in the west area of Attica. The distance from Athens is 45 minutes and from Korinthos and loutraki kazino 30 minutes away.

Alepochori is a quiet place with very clear sea. There are restaurants, cafes, super markets and bakery in a walking distance from the house. Alepochori as well as the surrounding areas from it, is very green. There is also a hospital 15 minutes away.

## ABOUT THE AREA

Alepochori is a Port in Attica, West in Athens in the Attica Region of Greece. Alepochori is also a Beach, a Village. Alepochori beach is in the 142th place out of 409 beaches in the Attica region 49.7 km away from its center, the city of Athens. It is one of the beaches of Alepochori settlement, just 1.2 km from its center. The beach is located in an urban area.

It is a with green pure water and black sand & pebble cover, so you don't need special shoes. The entrance to the water is quite sharp. This beach is suitable for different categories of people, lonely travellers, relaxation getaway lovers etc. It is not crowded place during the season.

Athens is the capital of Greece. It was also at the heart of Ancient Greece, a powerful civilization and empire. The city is still dominated by 5th-century BC landmarks, including the Acropolis, a hilltop citadel topped with ancient buildings like the colonnaded Parthenon temple. The Acropolis Museum, along with the National Archaeological Museum, preserves sculptures, vases, jewelry and more from Ancient Greece.

The prefecture of Attica in Greece is famous for hosting the capital of Greece, Athens. Geographically it is a peninsula watered by the Aegean Sea from three sides, while on the north it borders with the rest of



the mainland. Although the largest part is dominated by the urban space of Athens and its suburbs, it also has less-populated towns, especially close to the edges. A very famous spot is Cape Sounion with the ancient temple of Poseidon. In Attica, visitors will also find archaeological sites, mountainous villages, seaside towns, and many beaches.

The peninsula of Attica Greece has much more to offer, apart from Athens. The Athenian Riviera, the coastal road from the centre of Athens to Cape Sounion, has many luxurious hotels and lovely beaches. Also, our travel guide will inform you about many interesting archaeological sites all around the peninsula, including the Marathon Tomb, Ancient Eleusis and the Sanctuary of Amphiarion. Therefore, holidays in Attica combines beach and culture vacations.

## MAiN FEATURES:

- 225m<sup>2</sup> of living space
- 1500m<sup>2</sup> land plot
- 6 Bedrooms
- 3 Bathrooms
- Stunning Views
- Private Garden
- Private Parking
- Private Pool
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Greece
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

Contact us today to buy or sell property in Attica Greece fast online

### **Algemeen**

Slaapkamers:	6
Badkamers:	3
Afgewerkte vierkante meter:	225 m <sup>2</sup>

### **Rental details**

Furnished:	Ja
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### **Lease terms**

Date Available:

### **Additionele informatie**

Virtual tour URL:	<a href="https://www.youtube.com/embed/cLIKXkmfx2o?version=3&amp;rel=1&amp;showsearch=0&amp;showinfo=1&amp;iv_load_policy=1&amp;fs=1&amp;hl=en-GB&amp;autoplay=2&amp;wmode=transparent">https://www.youtube.com/embed/cLIKXkmfx2o?version=3&amp;rel=1&amp;showsearch=0&amp;showinfo=1&amp;iv_load_policy=1&amp;fs=1&amp;hl=en-GB&amp;autoplay=2&amp;wmode=transparent</a>
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**Contact information**

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