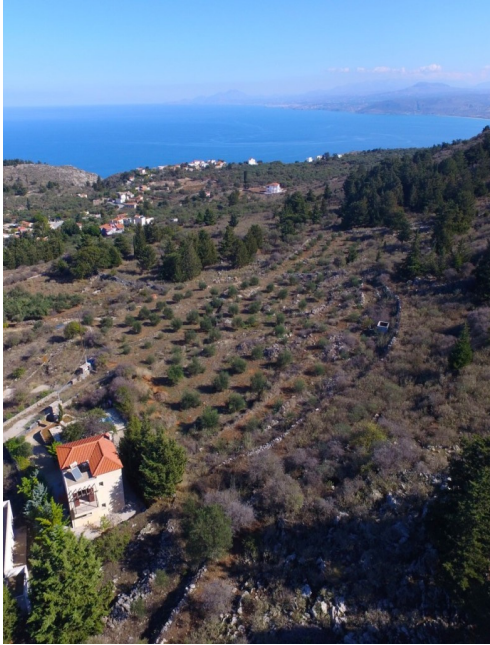


# 3 Bed Villa and Pool in Sellia



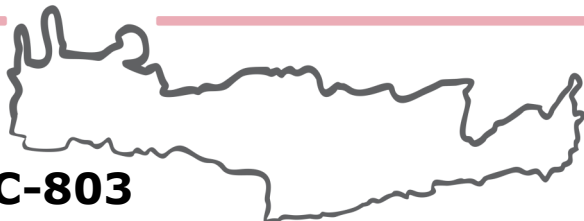
**This very well-designed and well-built three-bedroom villa with private pool offers a rare opportunity to own a beautiful house in a traditional Cretan village.**

**In a tranquil location with wonderful sea views, this is a perfect full-time home or holiday location.**



**NOW JUST  
€175,000**

## DREAMCATCHERS



**REF: DC-803**

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**Villa Size : 100 M<sup>2</sup>**

**Plot Size: 1017 M<sup>2</sup>**

## **SUMMARY:**

The villa sits on a plot of 1017 M<sup>2</sup> and has a concrete driveway to the front entrance.

The ground floor comprises an open-plan living and dining area with a fireplace, fully-fitted kitchen and a separate WC.

The kitchen is fully equipped with stainless steel white goods, including a dishwasher, and the price includes most of the furniture.

All rooms on the ground floor lead onto large terraces with pergolas. The unique garden is the perfect area to sit and eat, relax and enjoy the views to the sea and the surrounding hills.



Tiled steps lead up to the first floor which consists of three bedrooms - each with its own fitted wardrobe and private balcony.

The master bedroom has an en-suite shower room while there is also a large family bathroom on this level with a full length bath tub.



The large secluded, fully-walled and gated plot has mature gardens and a full irrigation system. The garden has been terraced and has trees and a lot of potential. Stone steps lead to the pool on a lower terrace. The private 25M<sup>2</sup> pool is equipped with roman steps and enjoys views to the sea.

The property has every modern convenience and would make the perfect year-round home or a first-class and unique, very private holiday retreat.

This beautiful home is situated only a few minutes' drive from the traditional village of Kefalas where you can find grocery stores, cafeteria and tavernas. Vamos, is just a 10-minute drive away and has many amenities including a bank, health centre, shops and tavernas. The sandy beaches and resorts of Kalives Almerida and Giorgoupolis are approximately 15 minutes away by car.

# **DREAMCATCHERS**



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## FEATURES

- Landscaped and terraced mature garden with irrigation
  - Fireplace
  - Private courtyard
- Wooden double-glazed windows with traditional shutters
  - Air conditioning in living room and master bedroom
  - Built-in wardrobes
  - Solar panel
  - Most furniture items included
- Fully-equipped kitchen with stainless steel white goods
  - Reserve water tank
- Private driveway & parking
- Private pool, 25M<sup>2</sup> with depth from 1.30m to 1.60m



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