

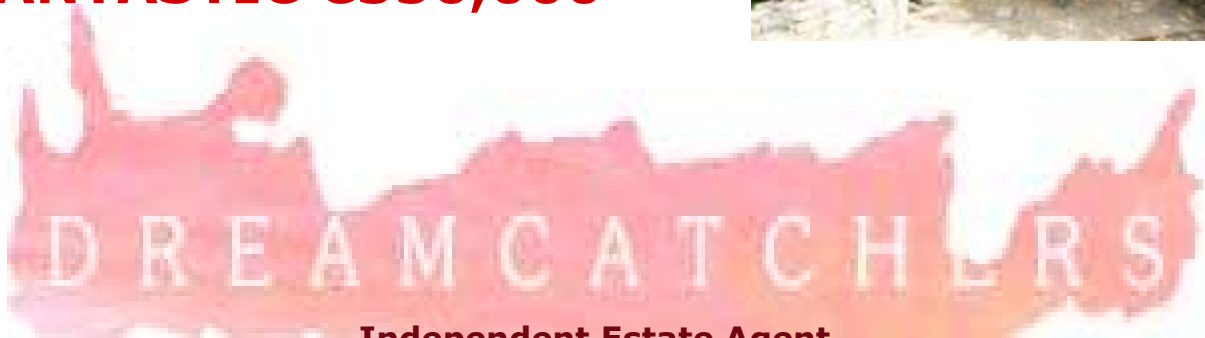
HOLIDAY RENTAL BUSINESS



**Fantastic business Opportunity in
Kambia.**

**Just minutes from the golden
beaches of the resort of Almyrida.
EOT licenced holiday business, fully
equipped and
immaculately presented**

****NOW REDUCED TO A
FANTASTIC €350,000****



**Independent Estate Agent
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REF:DCB 105

House size: 212m²

Plot size: 1000m²

Situated on a quiet country road surrounded by olive groves and with excellent views of the sea and mountains, this small business is the perfect purchase for those wishing to live and work in a beautiful environment.

Nestled between shady trees and mature plants on a private plot this desirable property comprises—4 units licensed for rent each with their own balcony and lovely views. These rooms are light and airy, are tastefully decorated and furnished and fully equipped ready for rental.



The owners' accommodation consists of a good sized open-plan living area with separate dining and fitted kitchen area, a pantry and a shower/toilet. There is a long shady side terrace and also a wide partly covered sun terrace on this floor.

The owners area also has a double garage and workshop, storage area and private garden areas. There is also a well designed basement bedroom with sitting area and bathroom with washing machine and full corner bath. There is also a separate room on this floor for the boilers and tanks and loads of extra storage space.



DREAMCATCHERS

REF:DCB 105

On the second floor there are a further 2 double family bedrooms with shower rooms for the owners' use. These rooms too are beautifully furnished and equipped and could be used as further rental accomodation..

The rental units are 2 studios with kitchen areas, shower room and private balconies and 2 twin bedded double rooms again with shower rooms and private balcony.

In the back garden area there is a fabulous luxury jacuzzi, shaded and secluded, the perfect area to sit back, relax and unwind. There are plenty of seating and sunbathing areas in absolute seclusion



This Kambia property is only a short drive from Plaka with restaurants and cafes. The beaches of Almyrida, Kera and Kalyves with all the amenities of those resorts are nearby. It is only a 40 minute drive from the property to Hania and the airport.

This is a very desirable property which offers a fantastic ongoing business opportunity and an attractive all year round home for the owners and their family.

An opportunity not to be missed!



REF:DCB 105

Whats Included

- Full EOT licence—renewed 2010 for 4 units
 - Fully equipped and furnished guest Accommodation
 - Website for rental business
 - Central heating throughout
 - Air conditioning
 - Telephone line
 - Wireless internet
 - Fresh water and rainwater supplies
- Owner accommodation with fitted kitchen and appliances.
- Double garage, workshop and loads of internal and external storage

