

# \* NEW OFFER \*

# Villa in Nippos



**This beautifully built property is situated on its own plot on the edge of the lovely village of Nippos.**

**A great location not far from the Town Centre of Vrysses and the popular resort of Georgioupolis. This is a popular area for walking with easy access into the beautiful White Mountains.**

**This house has been well designed by the current owners — with great attention to detail. Fully finished and equipped this villa is ready to walk into and enjoy.**

**PRICED AT JUST €180,000**

**DREAMCATCHERS**

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REF: DC- 355

VILLA SIZE: 86M<sup>2</sup>

PLOT SIZE: 640M<sup>2</sup>

GARAGE/WORKSHOP SIZE: 28M<sup>2</sup>

### SUMMARY:

This villa was completed in 2008 and is set in a great location - just a short stroll from the village square of Nippos. This lovely village has its own popular taverna and shop open all year round. It is also a short drive from the golden sandy beaches at Georgioupolis and the larger towns of Vrysses and Vamos.

Entering from a quiet village lane, the good sized private plot is fully walled and fenced - with its own gate and plenty of parking space—plus a covered carport and large separate garage/workshop. The external areas have been landscaped with a nice variety of trees, plants and flowers. There is also an external boiler room with extra storage.

Through the main entrance at the rear of the villa, the ground floor has a light and airy feeling— with wood lovely kitchen with breakfast bar.

The living area is spacious with a feature corner fireplace and has patio doors on all sides to the surrounding terraces and covered seating areas.

On this floor, there is also a good sized twin bedroom with patio doors and a separate bathroom with full bath and shower.

Upstairs, the upper floor has the large master bedroom with a stunning vaulted wood ceiling and a very spacious en suite shower room. The bedroom also has a great mezzanine area currently used for storage.

Patio doors lead to the extensive upper terrace which has a lovely covered seating area. The perfect spot to sit, relax and enjoy the views across to the Bay.



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