



Villa with large private swimming pool for sale in Roumeli Rethymno. It is a villa of 90 sq.m. on a plot of 632 sq.m, located in a tranquil rural area at the edge of Roumeli, just 2 km. from the sea and the resort of Ranormo, 20 km. from Rethymno (the National Road is within 5 minutes drive from the villa with direct access to Heraklion International Airport, Chania Airport and the whole island).

The villa consists of a large single space kitchen - dining room - living room with fireplace, two air-conditioned bedrooms with large wardrobes and French doors and a family bathroom with Roman style sunken bath pool. Outside the villa has a large garden with many examples of the local Mediterranean flora and fully automated watering system. There are also two pergola – covered terraces and a large brick – built BBQ with table and chairs. Focal point at the villa is the large tiled private 32 sq.m. swimming pool suitable for the whole family with shallow and deep area and steps. There is also private parking and solar panels. Currently the villa is marketed as tourist accommodation with excellent annual income performance. The property is sold fully equipped and furnished.

Roumeli became a very popular area the last years where many of locals and foreigners own properties , the village itself provides the most of facilities and amenities like super markets, restaurants, schools, etc. while more options can

## BASE INFORMATION:

Rooms	: 4
Bed	: 2
Bath	: 1

## LAND INFORMATION:

Lot Size	: 632
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## BUILDING INFORMATION:

House Style	: Modern
House Construction	: Concrete
Roof	: Tilled-concreted
Flooring	: Tilled
Built on	: 2
Number of Floors	: 1
Floor area (Total)	: 90

## CONVENIENCE:

**General Amenities:** Air condition, Inside the local building plan, Mountain view, Solar water heater, Sattelite TV, Fast Internet,  
**Appliance Amenities:** Kitchen oven and stoves ,Microwave, Freezer,  
**Energy Savings Amenities:** Fireplace,  
**Exterior Amenities:** Bbq area, Garden, Swimming Pool,

be found in the below areas. The distance to the sea is only 2 kms.

The closest town is Perama(5 kms away) where you can find many of shops, health center, banks, public services, schools, etc. The bigger city of Rethymnon with the old part to be very popular due to the remains of the Venetian and Turkish civilizations where someone can find a larger variety of shops as well as all amenities and facilities is only 20 Kms away.

Distances from: Beach: 1-2 kms

Town: 5 kms

Rethymnon city: 20 kms

Airport: 60 kms