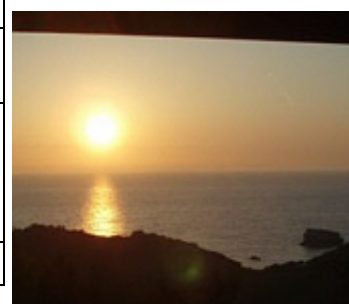
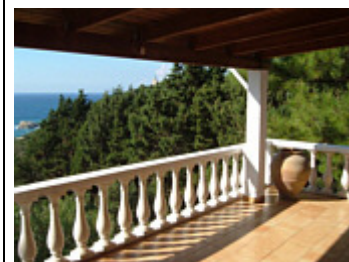
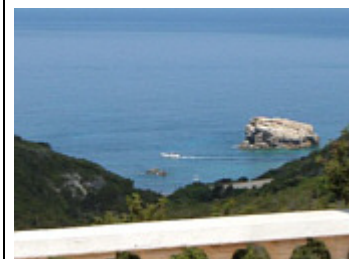


Paxos Property Agency

Villas, Old Houses & Land for Sale on Paxos



Ref	0084
Name	Julia's Villa
Location	In an elevated position just above Lakka & directly above Plani Beach.
Size	Lovely spacious three bedroom, two-storey villa with wonderful sea views set in 6,800 sq m of gardens.
Description	<p>The house: This beautiful light and airy villa is built on two levels. On the main upper level there is an enormous open plan living/dining area opening on to a large sea-facing terrace, a well-equipped open kitchen with cooker, hob, fridge/freezer, microwave and washing machine, a double bedroom leading on to a sea-facing terrace, a twin bedroom, a master bathroom with two washbasins, large shower cubicle and WC, and a utility room. On the lower level there is a very large (60 sq m) self-contained studio with twin beds and a second bathroom with a large shower cubicle, single washbasin and WC. Because of its location, there is always a lovely breeze and, in addition, all the bedrooms have ceiling fans. The villa is surrounded on three sides by a large terrace with both sunny and shaded areas and outside dining facilities. The villa is newly furnished to a very high standard and is being sold fully furnished. It has very good rental potential and is currently rented out during the summer months. The villa also has a very large detached double garage (80 sq m) with steps up to the roof that could possibly be converted into an apartment with roof terrace.</p> <p>The gardens: The villa is set in 6,800 sq m of gardens with olive, cypress and pine trees. There are lovely views across the West Coast and out to sea, and in the evenings wonderful views of the sunset.</p> <p>Neighbours: The house and gardens are completely private.</p>
Distance to a beach	Plani Beach is just 300 metres away and Harami Beach 500 metres. There are many other beaches just a short drive away.
Distance to supermarkets	There is a good selection in Lakka just over 5 minutes walk away.
Distance to tavernas	There is a very wide choice in Lakka just over 5 minutes walk away.
Building	2 double/twin bedrooms, enormous open plan living/dining area, well-equipped open kitchen, master bathroom, utility room, large (60 sq m) self-contained twin-bedded studio, second bathroom, very large sea-facing terrace and 6,800 sq m of gardens.
Guide Price	500,000 euros including furnishings