



**Estate with 6 houses with each a private pool for sale in Meganisi-Lefkada**

LEFKADA / LEFKAS



## Описание

On a plot of land of over 10000 sqm of land facing the ionian sea, an estate of 6 luxury villas is for sale. All 6 houses have each their own swimming pool. Thanks to the slope they have been built on, all of them enjoy unobstructed sea view. 4 villas have 2 bedrooms and are between 80 and 85 sqm big and 2 villas have 1 bedroom and measure 40 sqm. Each one is self-contained, independent from the others in terms of bills (except for the maintenance of the common ground), all are single storey and suitable for people with disabilities. They all have their independent courtyard, private swimming pool, storage and private parking. The villas have all the necessary equipment to operate all year round : pergola, BBQ and outdoor dining area around their private swimming pool. They are sold completely furnished with indoor and outdoor furniture, equipped kitchen, air condition units and heating system (petrol). The first 3 villas were built in 2008 and the 3 top ones between 2012 and 2017. As you should expect, some refreshing work should be expected mainly in the some bathrooms. But those are minor in comparison with the incredible touristic income potential this estate has. When I last went to Meganisi, I witnessed a lot of new constructions of very luxurious villas. Meganisi is 30mn away by ferry boat from Lefkada or accessible with ones own yacht. This beautiful small fishermen island has kept its authentic identity and it aims at becoming heaven for a very few. Lefkada, also known as the Greek Caribbean for its turquoise waters, still remains a well kept secret. Located on the western coast of Greece, it can be reached by car via a floating bridge. The nearest international airport Alkion Airport is 30 mn drive away, with direct flights from all over Europe. The motor way, which will connect Lefkada to Athens in less than 3 hours, should be finished by summer 2023. Should wish to drive all the way, Lefkada is a little over 2 hours drive from the port of Igoumenitsa. The geography of the island is very unique with numerous small island scattered around : Meganissi, Kalamos, Kastos, Scorpios, Skorpidi, Mathouri, Sparti, Thilia, Kythros. Known for the amazing landscape and the exotic water, beaches in Lefkada are considered among the most beautiful in Greece. One of the main attraction of the island being sailing, Lefkada main marina is one of the most modern in the mediterranean sea and can accommodate up to 620 yachts, numerous of other marinas are dotted around the island. Its countryside is mountainous and offers great opportunities for hiking and mountain biking all year round. Old hiking trails have been signposted and lead to mountainous villages, small forests, and waterfalls : Hiking in Lefkada. An other of its most fascinating features is the natural wetlands, which during the autumn and winter months, hosts the beautiful migratory flamingos. The lagoon of Lefkada, included in the Natura 2000 network, is one of the largest wetlands of western Greece and is included in the list of wetlands of international importance. In the winter you can even go skiing in Kalavryta in the nearby Peloponnese : Skiing in Kalavryta. With its increase in foreign customers, Lefkada is focusing at the high end real estate market.

## Информация о недвижимости

Тип	Id	Жилая площадь	Общая площадь	Цена
дома	H-1017	435 sq. m	10000 sq. m	2,600,000 EUR

Спальни	Ванные комнаты	Year Built	Distance From Sea
10	9	2010	—

## Особенности

Камин, терраса, Стоянка, Частный бассейн, Barbeque, Кондиционер,

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