

HIGHLIGHTS

Price of the property	2,500,000 €
Built area in SQM	350
Price per SQM	7,143 €
Plot area in SQM	4,000
No. of bedrooms	7
No. of bathrooms	5
Pool	Private, outdoor
Construction year	2016
Village	Livadi
Area	Chania

The villa stands on top of a hill and offers spectacular views of the sea and the mountains. A private path leads from the villa to the beach.

The villa has 7 large bedrooms, a gym, a kitchen and 2 living rooms, an outdoor pavilion with a dining area, and a barbecue area. The area of the plot surrounding the villa covers about 4,000 square meters, with a garden and private parking.



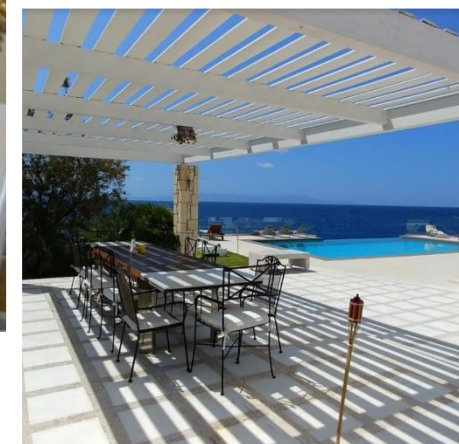
Villa Blue & White (Villa Chrissi)



ABOUT THE AREA

Luxury villa located just 4 km from the village of Kalathas where you can find cafes, taverns and shops. A short drive from the property are the 3 best beaches on the northern shoreline of Crete: Tersanas, Kalathas and Stavros.

Distance from the beach in km	On the beach
Distance from Chania airport in km	9.5
Distance from Chania in km	14.5
Distance from Souda port in km	17.2
Distance from Rethymno in km	72.3



Crete is the largest island in the Greek Islands. It is filled with white bays, olive groves, vast vineyards and rich vegetation. The greatness of the island is in the wonderful combination it offers to visitors: archeological sites, along with bustling nightlife, bustling and romantic cities, and unique and impressive natural phenomena. Crete Island is divided into four regions: Heraklion, Rethymno, Chania and Lasithi.

More than 2.5 million tourists visit Crete each year, which is almost 5 times its population of about 650,000, most of whom live in the five major cities of Crete: Heraklion, Chania, Rethymno, Irpatra and Sitia. Most tourists arriving in Crete land at Heraklion International Airport, which is the second airport in Greece's tourist rush after Athens. Some of the tourists land in the city of Chania, also an international airport, and some arrive on cruises.

Crete has countless beaches to choose from, but there are three magical beaches hidden in the island, which are rated as part of the most beautiful beaches in the world: The blue lagoons of Balos Beach, Elafonisi Beach and Seitan Limania Beach - a tiny mid-bay beach that creates spectacular views.



PLACES OF INTEREST

Chania (14.5 km from the property)

The city of Chania is the second largest city in Crete. It is considered the most beautiful city on the island of Crete and as a major departure point for excursions.

The most popular and charming area in the city is the old port. The port was established during the Venetian rule in Chania, hence its name - "the old Venetian port". At the entrance to the port there is a picturesque and beautiful lighthouse that shines in the evening, and along its length are scattered many entertainment sites, local taverns and also souvenir shops for tourists.

Another must-see destination is Chania's local market, which is considered one of the most beautiful markets in Europe. This is an indoor market called 'Agora'. The market was established in the early 20th century as part of the celebrations for the unification of Crete and Greece, and was designed according to the market structure in Marseille, France, in the shape of a cross, and includes about 76 shops and cafes. Most of the products sold in the market are local products from the island of Crete.

The city has two prominent museums: the Museum of Archeology housed inside a 16th-century Franciscan church, and the Maritime Museum.

The best organized beaches in the city are: Agii Apostoli, Agios Onoufrios, Stalos and Kalathas.



PLACES OF INTEREST

- **The lighthouse of Drapanos** (13.5 km from the property) - The lighthouse was built in 1864 by a French lighthouse company, and still stands today at a height of 50 meters, on the edge of a cliff. The German bombing in 1941, during the invasion of Crete, destroyed the lighthouse, and it was renovated and restored in 1948.
- **Limnopolis Water Park** (22.4 km from the property) - One of the oldest and most popular water parks in Crete. The park includes about 11 slides, pools and tubing tracks.
- **Ancient Aptera** (24.2 km from the property) - The ancient city of Aptera was founded in the eighth century BC, in a panoramic location that dominated the Gulf of Souda and flourished during the Hellenistic period.
- **Stilos** (28.6 km from the property) - A charming and traditional village, sloping with taverns, vines and stream channels that pass through it. From the village you can go on a walking tour of the Kiliaris River gorge.
- **Cave of Elephants** (39.8 km from the property) - The cave was discovered in 1999 and in addition to spectacular sights, drippings and sentries, also the bones of unknown elephants species were found in it, hence its name. The cave is also home to endangered species of gulls. You can visit the cave through unique tours of local diving clubs.
- **Lake Kournas** (51.4 km from the property) - Also known as the "Hidden Lake". It is located not far from the main road of Crete, on the road between the capital Heraklion and the city of Chania. The large and deep lake serves as one of the main water sources of the area, and entry to it is free.





Restaurants & Nightlife close to the Property

- To Monastiri Tou Karolou - Chania cocktail bar and restaurant (12.8 km from the property)
- 63o Mezedoscholeio - Chania old town restaurant specializing in local-traditional cuisine (12.9 km from the property)
- Chalkina - A vegetarian restaurant in Chania town serving traditional Greek cuisine (13.2 km from the property).
- Avalon Rock Pub Chania - Chania pub & music club (13.3 km from the property)
- Ammos & Ilios Beach Bar - Beach club (21.8 km from the property)
- Eclips - Chania bar and lively nightclub (31.2 km from the property)
- Splendid - One of the best known nightclubs in Chania (31.2 km from the property)

