

## VILLA GOLF NAVARINO RESIDENCES

3 500 000 €

<b>Lot №:</b>	3012-1705	<b>Type:</b>	Sale - Houses/Villas
<b>Location:</b>	Greece - Peloponnesus - Mesenia	<b>Area:</b>	500 m <sup>2</sup>
<b>Land area:</b>	1500 m <sup>2</sup>	<b>Bedrooms:</b>	5+
<b>Bathrooms:</b>	4+	<b>Renovation:</b>	Новое
<b>Terraces:</b>	2	<b>Heating:</b>	Autonomous heating
<b>Year of construction:</b>	2018	<b>Distance to sea:</b>	700 m
<b>Distance to airport:</b>	50 km		

### Property features:

Балкон	Swimming pool	Parking	Terrace
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### Description:

An off-plan six bedroom beachfront pool villa within the award winning, **5\* Navarino Dunes Kesort**, in **Costa Navarino**, south west Peloponnese, Greece.

#### About the Property:

Navarino Residences is a limited collection of luxury villas for freehold ownership within the integrated 130 hectare Navarino Dunes resort in Costa Navarino.

The Beachfront villa is situated in the Sea Dunes Neighbourhood, the most privileged residential location in Navarino Dunes and one of only a few places in the Mediterranean that offers such proximity to the sea. Standing as close as 30 meters from the beach, this property is framed to the north by the fairways and greens of The Dunes signature golf course. Facing southwest, owners will enjoy spectacular sunset views over the blue sea from ground level.

The villa is surrounded by reflecting pools and an extensive garden. Laid out on ground floor level with a basement, it has wide openings that create a seamless indoor-outdoor transition. The residence comprises two large wings. One houses a secluded sea-view master bedroom with en-suite "his-and-hers" bathroom, "his-and-hers" walk-in closets and an expansive veranda, as well as three additional bedrooms with en-suite bathrooms. The second wing features a separately accessed guest house with two bedrooms and en-suite bathrooms, a living room with fireplace, a closed fully-fitted kitchen with breakfast area and pantry, a formal dining room, a study, elevator and WC. All indoor areas provide direct access to the garden. Between the wings, a skylight provides all interior spaces with ample natural light. The basement houses the staff quarters, storage area and machine room. The villa is complemented by a planted roof, a large swimming pool with sun lounging area, outdoor showers, a choice of indoor and outdoor dining and sitting areas, BBQ and covered parking. Owners of this residence enjoy immediate access to the beach, just a few steps away.

Following the design principles of Costa Navarino, which are based on bioclimatic architecture, the Beachfront Villa is aligned with the region's traditional architectural patterns in form, volume and scale. Its finishing, internal outfitting and configuration adhere to the latest standards in architecture and construction.

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Navarino Dunes is a gated community, providing 24 hour security throughout the year. Owners have access to all 5 star resort's amenities, including two signature golf courses, state of the art kids' facilities, the 4,000 sq. m ANAZOE spa, more than 20 restaurants, bars and cafes, year round property management, concierge services and an impressive 1km long sandy beach.

Costa Navarino has received widespread recognition, with over 95 international awards. The development has been distinguished as a global paradigm in sustainable tourism, with accolades such as the World Travel & Tourism Council's Tourism for Tomorrow Awards - Best Global Sustainable Destination. Recently Costa Navarino was awarded the prestigious title of "2017 European Golf Resort of the Year" at the IAGTO Awards ceremony held in Palma, Spain, on November 17, 2016.

Costa Navarino is easily accessible with direct flights to Kalamata International Airport from most European cities. Navarino Dunes is only 50km from Kalamata International Airport and 270km from Athens.

### **About Costa Navarino:**

Costa Navarino is the prime, sustainable destination in the Mediterranean, located in the Greek region of Messinia in the southwest Peloponnese. One of the most unspoiled and breath-taking seaside Mediterranean landscapes, this area has been shaped by 4,500 years of history. Its philosophy is driven by a genuine desire to promote Messinia, while protecting and preserving its natural beauty and heritage. It comprises of a number of distinct sites featuring 5 star deluxe hotels, luxury residences, conference facilities, spa and thalassotherapy centres, signature golf courses, as well as a wide range of unique year-round activities for adults and children.

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