Paxoi

Amara

Property ID: 1568651



PURCHASE PRICE: 775.000 EUR • **LIVING SPACE:** ca. 113 m^2 • **ROOMS:** 2 • **LAND AREA:** 1.056 m^2

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At a glance

Property ID	1568651
Living Space	ca. 113 m²
Rooms	2
Bedrooms	2
Bathrooms	2
Year of construction	2020

Purchase Price	775.000 EUR
Modernisation / Refurbishment	2022

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The property





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A first impression

Villa Amara is a true gem—a charming, effortlessly manageable sanctuary nestled in one of Paxos's most breathtaking and tranquil locations. Just a heartbeat away from the shimmering sea, this exquisite stone-built villa offers a rare opportunity to own a piece of paradise, especially as it's the first time in over four decades that this beloved home has been available.

Perched in an elevated spot overlooking the enchanting cove of Balos, Villa Amara captures the soul with its stunning panoramic views of the sun-kissed southeastern coast of Paxos. Every morning here begins with a spectacle of shimmering blue waters and gentle breezes—a perfect setting to embrace the serenity of island life.

Imagine stepping out just a minute's walk from your door to the idyllic bay, where crystal-clear waters beckon for a refreshing swim or a quiet morning paddle. The gentle sound of waves and the scent of salt air create an atmosphere of peace and contentment that stays with you long after you leave.
Only two kilometers from the vibrant heart of Gaios, the charming harbor town brims with life—its inviting restaurants, lively bars, quaint shops, and boat trips to the nearby island of Anti Paxos offering endless moments of discovery and delight. A scenic twenty-minute stroll along the coast leads you to the pristine sands of Mongonissi Beach, where taverns and gentle waves create a perfect backdrop for relaxed afternoons and unforgettable sunsets.

Recently refreshed with delicate touches of modernity, the interior of Villa Amara exudes warmth and comfort. Two inviting bedrooms, each with en-suite bathrooms and air conditioning, offer restful retreats after days filled with exploration. The open-plan kitchen and dining area invite shared meals and laughter, while the spacious hall and living area provide a cozy haven to unwind and reflect.

Step outside onto the long veranda, where breathtaking sea views unfold with every glance, inviting you to sit and soak in the beauty of your surroundings. The outdoor BBQ and built-in seating create the perfect setting for al fresco dining, laughter, and treasured gatherings beneath the endless sky.

The lush, terraced gardens—adorned with vibrant Mediterranean flora at the front and shaded woods at the back—surround the villa with natural beauty and tranquility. A large cellar and storeroom add practicality to this idyllic retreat, making it not only a sanctuary

but a wonderful investment.

This is more than a property; it’s a chance to embrace a peaceful, authentic Paxiot lifestyle.
Imagine waking up to the gentle sounds of the sea, taking a quick stroll down to the cove for a morning swim before breakfast, and spending your days immersed in the island’s timeless charm.
Villa Amara offers an unparalleled opportunity to own a piece of Paxos’s heart—a place where every moment feels like a cherished memory in the making.

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Contact partner

For further information, please contact your contact person:

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