



Organic farm with residence, close to Sitia east Crete.

Euro 250,000

Listing Type: For sale

Property ID: KA477786

Property Type: Special Properties

House Style: A-Frame

Size (m2): plot 40000m2 - house 95m2

Bedrooms: 1

Bathrooms: 1

Agent:
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GreNet

This is a fantastic opportunity to purchase an organic farm in eastern Crete. The plot is 40.000m2 of organically cultivated land approx 6km or 10 minutes' drive from Sitia town with port and airport. Superbly maintained in a peaceful natural environment and surrounded by stunning scenery. The house is less than five years old and partly comprises a living area with stone fireplace, fitted kitchen, double bedroom and tiled shower room. The other part of the building is used as a warehouse to store farming tools and equipment. Total built area is 95m2. The plot is free of forestry restrictions and additional building is permitted. Electricity is currently from a generator but mains electricity can be connected from approx 450 meters' distance. The farm comprises 750 olive trees in excellent condition, more than 100 different fruit trees, a plant nursery, and a vegetable garden. All the land has a network watering system which has been professionally installed. The olive trees are nine years old and currently produce 5 tonnes of organic virgin oil a year giving a net annual income of approx €15.000 after cultivation and harvesting expenses (including labour). In the next five years as the trees mature this annual harvest can reasonably be expected to double. EU grants can be obtained for maintaining the business and will be transferred from the current owner. The last 1600 meters' access is currently dirt track but there are plans for the municipality to asphalt this part of the road.

Garage: Attached

Basement: Finished

Additional Out Buildings:

Garden

Water tank

Appliances Included:

Fireplace

Solar water heater

Water supply

Features:

Double glazing

Electricity nearby

Mountain view

Sea view

Security door

Submission Date: 09-05-2008

Last Update: 09-01-2010