

#2056

# 4-Bedroom Villas, Agios Athanasios, Limassol

📍 Agios Athanasios, Limassol

€750,000 +VAT







# Overview

## Specifications

Bedrooms



4

Bathrooms



5

Covered

190 m<sup>2</sup>

Type	Detached House	Status	Under construction
Plot	250 m <sup>2</sup>	Energy efficiency rating	A
Garden	125 m <sup>2</sup>		

## Description

Introducing these exceptional 4-bedroom villas located in the Agios Athanasios area of Limassol. Just 15 minutes from the city center and 5 minutes from the highway, these homes offer the perfect blend of luxury and family living.

The ground floor features two spacious living areas with a dining space seamlessly connected to a modern kitchen, along with a guest WC, creating a functional and welcoming layout. Upstairs, you'll find three generously sized bedrooms, each with an en-suite bathroom.

The basement includes a fourth en-suite bedroom, ideal for guests or staff.

Outdoors, the villa features a barbecue area with a landscaped garden, and the owner has the option to add a private swimming pool, perfect for relaxation and entertaining.

Specifications:

- Covered Areas: 190m<sup>2</sup>-200m<sup>2</sup>
- Garden Areas: 108m<sup>2</sup>-130m<sup>2</sup>
- Plot Areas: 250m<sup>2</sup>-275m<sup>2</sup>

Price From: €750.000+VAT

Contact us for a viewing.





# Floor plans

GROUND FLOOR

BASEMENT



# Additional information

## Facilities

Aircondition, Provision

Landscaped garden

Pool, Optional

Storage

Gated complex

Maid's room

Solar photovoltaic panels

Heating, Provision

Parking, Covered

Solar water heater

## Features

Balcony

CCTV (provision)

Double glazing

Electric car charger

Garden

Internal stairs

Luxury specifications

Open plan

Spacious rooms

Barbeque

City view

Easy access to highway

Elevated

Guest WC

Investment opportunity

Modern design

Quiet area

Bright

Door screen

Easy access to main roads

En suite bathroom

High ceilings

Laundry room

Near amenities

Sea view

