

# EXQUISITE 2-BEDROOM SEAFRONT VILLA WITH PRIVATE BERTH AND BEACH ACCESS IN LIMASSOL MARINA

6 500 €/month

<b>Property Code:</b>	6735	<b>Type:</b>	Long-term rent - House/Villa
<b>Location:</b>	Limassol - CITY CENTER	<b>Internal Area:</b>	117 m <sup>2</sup>
<b>Plot Area:</b>	116 m <sup>2</sup>	<b>Bedrooms:</b>	2
<b>Bathrooms:</b>	2	<b>Renovation:</b>	Modern
<b>Number of floors:</b>	2	<b>Heating:</b>	Underfloor heating
<b>Distance to the sea:</b>	0 m	<b>Distance to airport:</b>	65 km
<b>Uncovered verandas, m<sup>2</sup>:</b>	14	<b>Covered verandas, m<sup>2</sup>:</b>	17

## Property features:

Air Conditioning	Covered Parking	Furnished	Sea View
Semi-Detached	Under Floor Heating	Heating	Air Condition
Parking - Covered	Telephone Line	VRV central ceiling system	Solar panels for hot water
Garden	Washing machine	Dish washer	Microwave
Cooker	Extractor Fan	Parking	Refrigerator
Balcony	Furniture		

## Description:

Experience the height of luxury living with this stunning 2-bedroom villa available for rent in the renowned Limassol Marina. Situated within the exclusive development, this beautifully furnished property boasts breathtaking, unobstructed views of the Mediterranean Sea and the marina, offering a serene and elegant coastal lifestyle.

The villa features a spacious plot area of 116 m<sup>2</sup>, with a covered area of 117 m<sup>2</sup> that includes beautifully designed interiors. An additional 17 m<sup>2</sup> of covered terraces allows for outdoor relaxation and dining, while the lower ground floor provides 74 m<sup>2</sup> of extra space, perfect for a private retreat or entertainment area. In total, the covered area amounts to 208 m<sup>2</sup>, giving ample room for comfortable living. Outside, the villa also features 14 m<sup>2</sup> of uncovered terraces, perfect for enjoying the Mediterranean sun.

Residents will benefit from the villa's exclusive private berth, which allows you to drive up to one door and sail away from the other, offering a seamless connection between land and sea. The villa's front garden, complete with a sundeck, leads directly onto the pristine sands of a private beach, creating a luxurious beachfront living experience.

This fully furnished villa is available for rent at €6,500 per month, offering an unrivaled lifestyle in one of the Mediterranean's most sought-after locations. The Limassol Marina combines luxury living with vibrant marina life, featuring a variety of high-end restaurants, boutiques, and world-class facilities.

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**Don't miss the opportunity to live in this extraordinary villa, where every day feels like a holiday. Contact us today to schedule a viewing and make this exclusive property your next home.**



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