

# SPACIOUS 4-BEDROOM, 4-BATHROOM DETACHED VILLA IN MOUTAGIAKA

1 300 000 €

<b>Property Code:</b>	6969
<b>Location:</b>	Limassol - MOUTAGIAKA
<b>Plot Area:</b>	620 m <sup>2</sup>
<b>Bathrooms:</b>	4+
<b>Heating:</b>	Central heating
<b>VAT:</b>	no

<b>Type:</b>	Sale - House/Villa
<b>Internal Area:</b>	188 m <sup>2</sup>
<b>Bedrooms:</b>	4
<b>Number of floors:</b>	2
<b>Distance to airport:</b>	60 km

## Property features:

Title Deeds	Unfurnished	Heating	Air Condition
Telephone Line	Alarm	Store Room	Solar panels for hot water
Double Glazing	Garden	Extractor Fan	Parking
Balcony			

## Description:

This lovely 4-bedroom, 4-bathroom villa is situated in a very convenient and peaceful location in Moutagiaka, just above the highway, only 1.5 km from the beach and the tourist area.

## Key Features:

**Detached villa, 2 floors**

**Internal area:** 188 m<sup>2</sup>

**Plot area:** 620 m<sup>2</sup>

**Outdoor pool:** 4x8 m with an automatic cover

**Air conditioning:** Arc split units

**Heating:** Wall radiators and central heating system

**Security system and Satellite**

**Landscaped garden** with irrigation, BBQ oven, and a covered veranda in the backyard

**Parking:** Space for 3-4 cars in the side garden

The villa is approximately 10 years old and offers spacious living areas.

## Ground Floor:

Large living room

Semi-separated kitchen

1 bedroom (currently used as an office)

1 bathroom

## First Floor:

3 bedrooms (including 1 master bedroom with a walk-in closet)

2 bathrooms

2 covered balconies

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While the house is solid with no serious damages or humidity, it would benefit from some renovation.

**Title deed available.**

This villa offers a fantastic opportunity to own a beautiful property in a prime location.



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