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| Property Code: | A9984 | Type: | Sale - House/Villa |
| Location: | Famagusta - Avgorou | Internal Area: | 138 m ² |
| Plot Area: | 202 m ² | Bedrooms: | 3 |
| Bathrooms: | 3 | Status: | Off Plan |
| VAT: | + VAT | | |

Property features:

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| Covered Parking | Detached | Optional Swimming Pool |
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Description:

3-Bedroom Villa for Sale in Avgorou Village

This **spacious 3-bedroom villa** is part of a **small, exclusive complex** of just **15 units** in the charming village of **Avgorou**. Offering a **covered area of 138m²** on a **202m² plot**, this modern home combines comfort, privacy, and a prime location.

Key Features:

- **3 Bedrooms** - Generously sized with natural light
- **2 Bathrooms** - Modern and functional
- **Covered Parking (15m²)** - Secure and convenient
- **Private Veranda (3.5m²)** - Perfect for outdoor relaxation
- **Low-Density Complex** - Only 15 villas ensuring tranquility
- **Prime Plot (202m²)** - Potential for a private garden or outdoor space

Location Highlights:

Peaceful village setting - Authentic Cypriot lifestyle

Close to local amenities - Cafés, shops, and schools nearby

Easy access to major roads - Short drive to **Ayia Napa (20 min)**, **Protaras (25 min)**, and **Larnaca (30 min)**

Ideal for **families, investors, or those seeking a quiet retreat** with modern comforts, this villa offers a fantastic opportunity to own a home in a **high-demand area**.

Contact us today to arrange a viewing!



