

<b>Property Code:</b>	1145
<b>Location:</b>	Paphos
<b>Plot Area:</b>	497 m <sup>2</sup>
<b>Number of floors:</b>	2
<b>Distance to the sea:</b>	1 km
<b>Status:</b>	New
<b>Uncovered verandas, m<sup>2</sup>:</b>	11

<b>Type:</b>	Sale - Semi- Detached house
<b>Internal Area:</b>	187.4 m <sup>2</sup>
<b>Bedrooms:</b>	3
<b>Heating:</b>	Underfloor heating
<b>Distance to airport:</b>	25 km
<b>VAT:</b>	PLUS

**Property features:**

Unfurnished	Heating	Air Condition	Parking - Uncovered
Telephone Line	Private Pool	Solar panels for hot water	Double Glazing
Garden	Parking	Balcony	

**Description:**

Aphrodite Hills Resort the first fully integrated golf, leisure and real estate 5\* resort in Cyprus.

Located in the South West of Cyprus only 30 minutes from Limassol and 20 minutes from Paphos. Nestled within 234 hectares of beautiful, unspoiled countryside. Stylish and spacious units stand in carefully chosen locations that make the most of the spectacular views over the resort and the Mediterranean Sea. Consists of 435 villas, 127 junior villas and 338 apartments build with respect to the natural contours of the area.

Alexander Heights The Jewel of Aphrodite Hills

Situated at a prime location inside the Aphrodite Hills within walking distance of all the resort's facilities, with stunning sea views. All properties are designed with attention to detail and to the highest quality standards including concealed air-conditioning/heating, Italian-style kitchen units, lavish Crème Royal bathrooms and marbles, home automation provisions (villas only) and under floor central heating (villas and junior villas only).

One of most popular projects for which demand for the specific properties has been overwhelming. It is considered an excellent investment opportunity by all accounts.

**3 BEDROOM JUNIOR VILLA OF TOTAL COVERED AREA OF 198.35M2 ON A PLOT OF 497M2 WITH PRIVATE POOL 4.5m x 8.00m**

**THE PRICE IS 1.187.500 EURO PLUS VAT**

*Special Privileges at Aphrodite Hills*

*Property investors enjoy the following privileges:*

## LUXURIOUS JUNIOR VILLA AT APHRODITE HILLS

1 185 500 €

- *Free membership at the Retreat Spa and the Gym for 2 years.*
- *Eligibility to a Golf membership.*
- *Privilege Card with special discounts at various services, shops and restaurants within the Resort.*
- *Free use of the Tennis Academy facilities for two years (special terms apply).*



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