

Property Code:	A10842	Type:	Sale - House/Villa
Location:	Famagusta - Ayia Triada	Internal Area:	160 m ²
Plot Area:	287 m ²	Bedrooms:	4
Bathrooms:	4+	Status:	Off Plan
VAT:	+ VAT		

Property features:

Covered Parking	Detached	Garden	Roof Garden
Sea View	Swimming Pool		

Description:

Luxury 4-Bedroom Villa with Private Pool & Roof Garden - Just 110m from the Sea in Ayia Triada!

Property Highlights:

Spacious & Elegant Living: 160m² covered area + **52m² roof garden** with panoramic sea views.

Prime Seafront Location: Only **110m from the beach**, walking distance to amenities, and easy access to highways & main roads.

Luxury Finishes:

3 Bathrooms (including en suite)

Granite countertops, fitted wardrobes, ceramic tiles

Combined kitchen/dining area, open-plan living

Double glazing & sound insulation for comfort

Pressurized water system, guest WC

Private Oasis:

6.5x3m swimming pool

Roof garden with stunning sea & panoramic views

Quiet, desirable neighborhood

Smart Security & Convenience:

Alarm system, CCTV provision

Strong Investment Potential:

High rental demand (holiday or long-term)

Walking distance to beach, shops, and bus route

Perfect for Luxury Living or a High-End Investment!

This stunning villa combines modern elegance with an unbeatable location—ideal for those seeking a premium lifestyle near the sea.

Contact us today to arrange a private viewing!



