

Property Code:	A11615	Type:	Sale - House/Villa
Location:	Larnaca - Kiti	Internal Area:	195 m ²
Plot Area:	528 m ²	Bedrooms:	4
Bathrooms:	4+	Year of construction:	2025
Status:	Newly completed	VAT:	+ VAT

Property features:

Covered Parking Detached Garden

Description:

Detached 4-Bedroom Villa for Sale in Kiti, Larnaca

This impressive **detached 4-bedroom villa** is located in the popular area of Kiti, offering spacious living areas, a generous plot, and an excellent location close to all amenities and just **2 km from the beach**.

Set on a **528 m² plot**, the property provides **195 m² of covered internal space**, along with **8 m² of covered verandas** and **61 m² of uncovered verandas**, creating the perfect balance between indoor comfort and outdoor living.

The villa features **4 well-sized bedrooms**, **3 bathrooms**, and **4 toilets**, making it ideal for families seeking space, privacy, and convenience. The thoughtfully designed layout offers bright and comfortable living areas with direct access to the outdoor spaces, perfect for entertaining or enjoying the Mediterranean climate.

Key Features

- Detached villa
- 4 Bedrooms
- 3 Bathrooms
- 4 Toilets
- 195 m² Covered Area
- 8 m² Covered Veranda
- 61 m² Uncovered Veranda
- 528 m² Plot
- Only 2 km from the beach
- Close to schools, supermarkets, shops, and other amenities
- Spacious indoor and outdoor living areas
- Ideal family residence or investment opportunity

A superb opportunity to acquire a modern detached home in a peaceful residential area of Kiti, combining comfort, privacy, and easy access to the coast and all everyday conveniences.

**DETACHED 4-BEDROOM VILLA FOR SALE
IN KITI**

€ 490 000



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