

UNOBSTRUCTED CITY AND SEA VIEWS 4 BEDROOMS RESIDENCE IN AGIA FYLA

€ 2 100 000

Property Code:	3242	Type:	Sale - House/Villa
Location:	Limassol - AGIA FYLA	Internal Area:	580 m ²
Plot Area:	1232 m ²	Bedrooms:	4
Bathrooms:	4+	Renovation:	Modern
Number of floors:	3	Year of construction:	2021
Distance to the sea:	10 km	Distance to airport:	60 km
Status:	New	VAT:	PLUS VAT
Uncovered verandas, m²:	245	Covered verandas, m²:	41

Property features:

Heating	Air Condition	Parking - Covered	Parking - Uncovered
Telephone Line	Alarm	VRV central ceiling system	Private Pool
Store Room	Laundry room	Solar panels for hot water	Double Glazing
Garage	Garden	Maids Room	Balcony

Description:

OVERVIEW

Bedrooms: 4

Bathrooms: 5

Floors: 3

Parking Spaces: 3

Basement: Yes

Internal Covered: 580 m²

Covered Veranda: 41 m²

Uncovered Veranda: 245 m²

Plot: 1232 m²

Status: Under construction

Energy Efficiency Rating: A

Delivery Date: March 2022

06.06.2026

Units: 1

The city in your arms! That's how you can characterize the unobstructed city and sea views that Residence provides. A masterful blend of indoor-outdoor living; Residence is a real kingdom of elegant shapes, fine design and great location. Enjoy abundance privacy and treat yourself like a king at this top-hill residence.

THE PROJECT

Residence is a fully customised development positioned on the prestige hills of Agia Phyla in Limassol. The residence presents a superb and timeless architecture, elevated verandas and dreamy views. Includes patios, gorgeous materials, refined finishes and some positive vibes that last forever.

THE DETAILS

Masterpiece design

Great neighbourhood

Private swimming pool

Unobstructed city and sea views

High-end finishes

ELITE LIVING

Residence is more than just a luxury villa; it has been designed having in mind that it will serve eternally its owners providing excellent building standards, high-end finishes and a location that only the few can enjoy. The villa has been artfully designed to offer an elegant and peaceful lifestyle.

DESIGNED WITH MODERN AESTHETICS RESIDENCE CREATES EXCEPTIONAL SENSES OF WHAT FINE LIVING SHOULD BE; A PLACE OF RELAXATION, ELEGANCE AND BEAUTIFUL VISTAS

TURNKEY FINISHES

Deluxe floors in each room | Marble floors and walls in toilets & bathrooms | High ceilings (3.50m) | Security entrance doors | Underfloor heating | VRV systems | High-quality sanitary wear from Germany | Top-to-floor double glazed thermal aluminium windows | High-quality kitchen cabinets from Italy | High-quality wardrobes from Italy

THE LOCATION

Agia Phyla hills is an upper class residential area in Limassol that has been sought-after by property buyers and investors. This location has been converted through years into an attractive investment option. An area that combines tranquil living, yet having excellent access and proximity to the city centre; If you are searching for privacy and panoramas, then you are at the right location.

LOCATION BENEFITS

Peaceful and prestigious location

City and sea views

Highly sought-after area

Excellent investment potential

A GREAT OPTION FOR PERMANENT RESIDENCE, RECREATION AND REAL ESTATE INVESTMENT FACILITIES

Aircondition, Central system

Elevator

Heating, Underfloor

Parking, Garage

Storage

Pool, Private, Infinity

FEATURES

Alarm system

Double glazing

En suite Bathroom

Guest WC

High ceilings

Investment opportunity

Laminate flooring

Luxury specifications

Marble flooring

Modern design

Office

Panoramic view

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Sea view

Spacious rooms

Veranda, large



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