

<b>Код Объекта:</b>	A10782	<b>Тип:</b>	Продажа - House/Villa
<b>Местоположение:</b>	Фамагуста - Protaras	<b>Площадь:</b>	195 м <sup>2</sup>
<b>Участок:</b>	1173 м <sup>2</sup>	<b>Спальни:</b>	3
<b>Ванные:</b>	3	<b>Статус:</b>	Вторичный Рынок

**Особенности недвижимости:**

Air Conditioning	Covered Parking	Detached	Furnished
Swimming Pool	Title Deeds		

**Описание:****Luxury 4-Bedroom Villa in Protaras with Private Pool**

Located in the sought-after area of Protaras, this beautiful 4-bedroom villa offers spacious living, privacy, and an excellent investment opportunity. The property comes with a **separate Title Deed**, ensuring a secure and straightforward transfer process.

The villa features **195 sqm of covered internal area**, designed with generous living and dining spaces, a modern kitchen, and four well-sized bedrooms. Large windows allow plenty of natural light, creating a bright and welcoming atmosphere throughout.

Outdoor living is equally impressive, with **60 sqm of covered verandas** ideal for relaxing or entertaining, plus an additional **15 sqm of uncovered veranda** perfect for enjoying the Mediterranean sun. The private swimming pool provides a peaceful retreat and enhances the home's luxurious appeal.

Additional features include:

- Separate Title Deed
- Private swimming pool
- 2 covered parking spaces
- 195 sqm covered area
- 60 sqm covered verandas
- 15 sqm uncovered veranda
- Prime coastal location

Ideally situated close to beaches, restaurants, and all amenities, this villa is perfect as a permanent residence, holiday home, or high-return rental investment.

A rare opportunity to own a spacious villa with Title Deed in one of Cyprus' most desirable coastal locations.



