



#10813

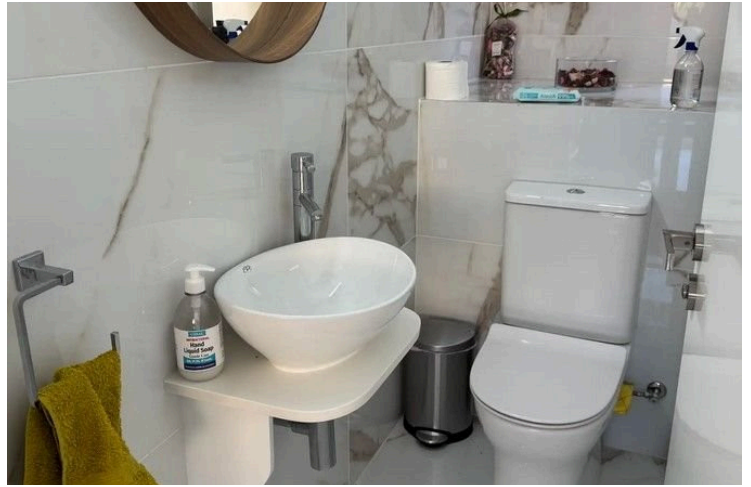
# Amazing 3 Bedroom Detached Villa in Kapparis Paralimni (10813)

📍 Kapparis, Famagusta

€450,000







# Overview

## Specifications

Bedrooms

 2


Bathrooms

 2

Covered

 134 m<sup>2</sup>

Type	<b>Detached Villa</b>
Toilets	<b>2</b>
Plot	<b>350 m<sup>2</sup></b>
Status	<b>Resale</b>
Year of construction	<b>2009</b>

Title deed	<b>No</b>
Furnished	<b>Fully furnished</b>
Structure	<b>Concrete</b>
Facade	<b>Concrete</b>
Energy efficiency rating	 <b>Certificate expected</b>

## Description

Amazing 3 Bedroom Detached Villa in Kapparis Paralimni (10813)

Discover an exceptional opportunity to own a beautiful villa just a short 800m walk from the beach and steps away from a vibrant selection of top-tier bars and restaurants along Kennedy Avenue. This recently renovated gem shines inside and out, offering comfort and style within a highly sought-after coastal community.

Step through the front door into an inviting, sunlit space where open-plan living meets refined design. The living area opens seamlessly through patio doors to the private pool and shaded terrace, creating the perfect setting for relaxation or entertaining. The dining area, with its own sliding doors, leads to a front veranda, offering an ideal spot for morning coffee. The modern kitchen, styled in crisp white, provides ample workspace and storage, making it as practical as it is elegant. Thoughtfully furnished, every piece is included in the sale, making this property move-in ready. For added convenience, a guest WC is located on the ground floor.

Upstairs, you'll find three well-sized bedrooms, each equipped with air conditioning, spacious wardrobes, and tasteful furnishings. The master bedroom boasts direct access to a private balcony and a chic en-suite bathroom with a walk-in shower, vanity, and WC. A second bedroom opens to the veranda, while the sleek family bathroom features a generous walk-in shower and convenient vanity unit.

The landscaped garden is designed for easy maintenance and features a large astro-turfed play area, perfect for families and pets alike. An inviting swimming pool and sun terrace offer the perfect spot for relaxation, while the wraparound garden includes off-street parking, multiple covered verandas, an outdoor kitchen with sink, and an outdoor shower – ideal for rinsing off after a day by the sea. Surrounded by a new, private perimeter wall, this home



# Additional information

## Facilities

Aircondition, Split system

Heating, Split system

Outdoor shower

Parking, Uncovered

Pool, Private

Solar water heater

## Features

Barbeque

Bright

Corner

Cul de sac

Easy access to main roads

En suite shower

Guest WC

Modern design

Municipal water/sewage

Near amenities

Near bus route

Quiet area

Rental potential

Shower

Walking distance to beach

## Distances

Amenities

 500 m

Airport

 65 km

Sea

 800 m

Public transport

 200 m

Schools

 7 km


Resort

 200 m

## Contact us



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