



#12813

Three Bedroom Villa For Sale Mesa Geitonia in Limassol (12813)

📍 Mesa Geitonia, Limassol

€720,000 +VAT





Overview

Specifications

Bedrooms		Bathrooms		Covered	
 3		 3		 157 m ²	
Type	Detached Villa				
Toilets	3				
Plot	257 m ²				
Covered veranda	18 m ²				
Status	Under construction				
Year of construction	2025				
Furnished	Unfurnished				
Structure	Concrete				
Facade	Concrete				
Communal charge frequency	Monthly				
Energy efficiency rating	 A				

Description

A stunning single-family, home located in the vibrant heart of Limassol (Mesa Geitonia Area).

Perfectly situated close to top schools, shopping, dining, and cultural hotspots, combines urban convenience with luxury living.

The home’s open-plan design provides a seamless flow throughout the main floor, featuring an elegant living room, a modern kitchen with high-end finishes, and a spacious dining area ideal for family gatherings. A guest bathroom adds convenience to the ground level, while large windows invite natural light, creating an inviting atmosphere throughout.

Upstairs, the luxurious master bedroom is a private retreat with an en-suite bathroom and an expansive wardrobe, offering plenty of storage and style. Two additional bedrooms provide ample space for family or guests, served by a shared bathroom. Outside, Erres Residence truly shines with a beautifully landscaped garden, a spacious patio, and a private swimming pool. This outdoor oasis is perfect for entertaining, relaxing, or enjoying Limassol’s sunny climate year-round.

Construction is expected to start in Q1 of 2025 and its expected completion date is Q1 2026.

Experience luxury, comfort, and convenience in one of Limassol’s most desirable neighborhoods.



Floor plans



Additional information

Facilities

Aircondition, Provision

Parking, Covered

Solar water heater

Heating, Provision

Pool, Private

Storage

Landscaped garden

Solar photovoltaic panels (provision)

Features

Balcony

CCTV (provision)

Double glazing

Energy efficient doors/windows

Investment opportunity

Modern design

Pipe-in-pipe plumbing system

Quiet area

Thermal insulation

Walk-in closet

Bath

Combined kitchen and dining area

Easy access to main roads

Garden

Laundry room

Near amenities

Pool view

Shower

Veranda

Bright

Connected to electric mains

En suite shower

Granite countertops

Luxury specifications

Open plan

Pressurized water system

Sound insulation

Veranda, large

Distances

Amenities

 400 m

Airport

 50 km

Sea

 2.4 km

Public transport

 750 m

Schools

 600 m

Resort

 2.5 km

Contact us



Stavroula Michail

 (+357) 99810880

 stavroulamichail.lextrus@gmail.com

