



#13530

# Modern 3 Bedroom Villa With Private Pool In Geroskipou, Paphos (13530)

📍 Geroskipou, Paphos

€695,000 +VAT











# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 3		 3		 158.03 m <sup>2</sup>	
Type		Detached Villa			
Toilets		6			
Plot		449.9 m <sup>2</sup>			
Status		Under construction			
Year of construction		2027			
Furnished		Unfurnished			
Structure		Concrete			
Facade		Concrete			
Energy efficiency rating		 A			

## Description

Modern 3 Bedroom Villa With Private Pool In Geroskipou, Paphos (13530)

Delivery Date: March 2027

### Property Overview:

This contemporary detached villa is currently under construction in the highly sought-after area of Geroskipou, Paphos. Designed with comfort, style, and energy efficiency in mind, it offers an exceptional living experience for families, couples, or investors seeking long-term value in a thriving residential location.

### Square Meters Breakdown:

Covered Internal Area: 158.03 m<sup>2</sup>

Covered Veranda: 1.2 m<sup>2</sup>

Roof Garden: 21.64 m<sup>2</sup>

Plot Size: 449.90 m<sup>2</sup>

Delivery Date: March 2027

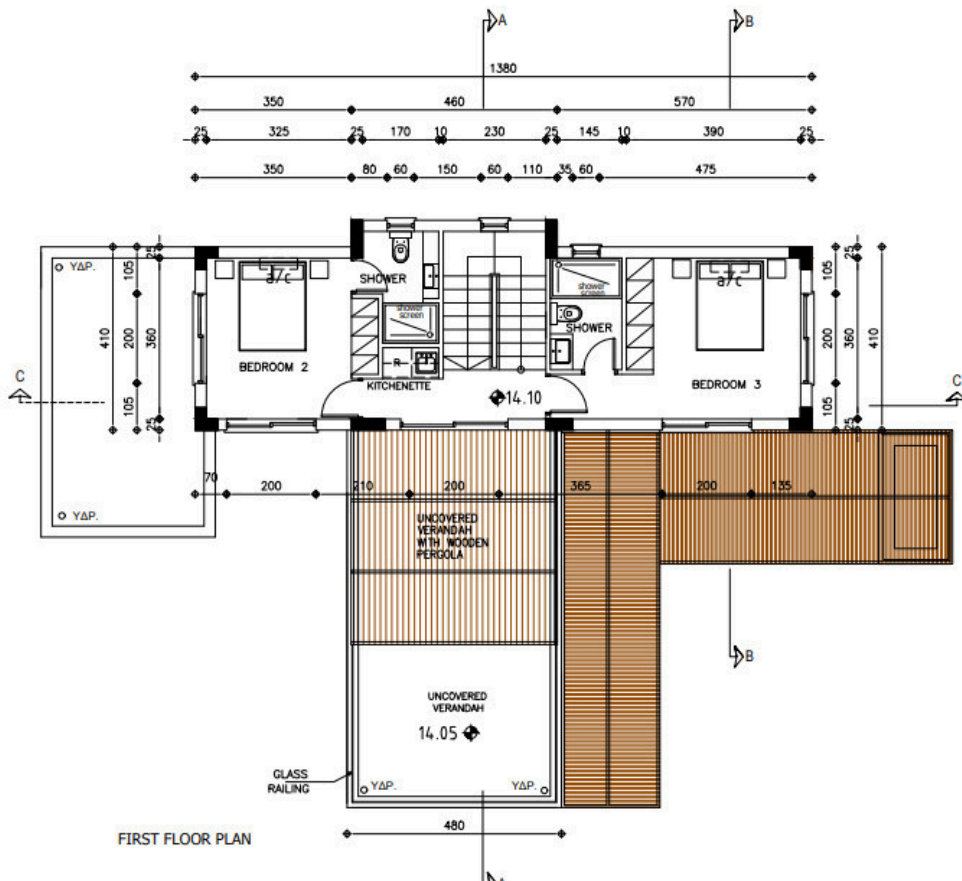
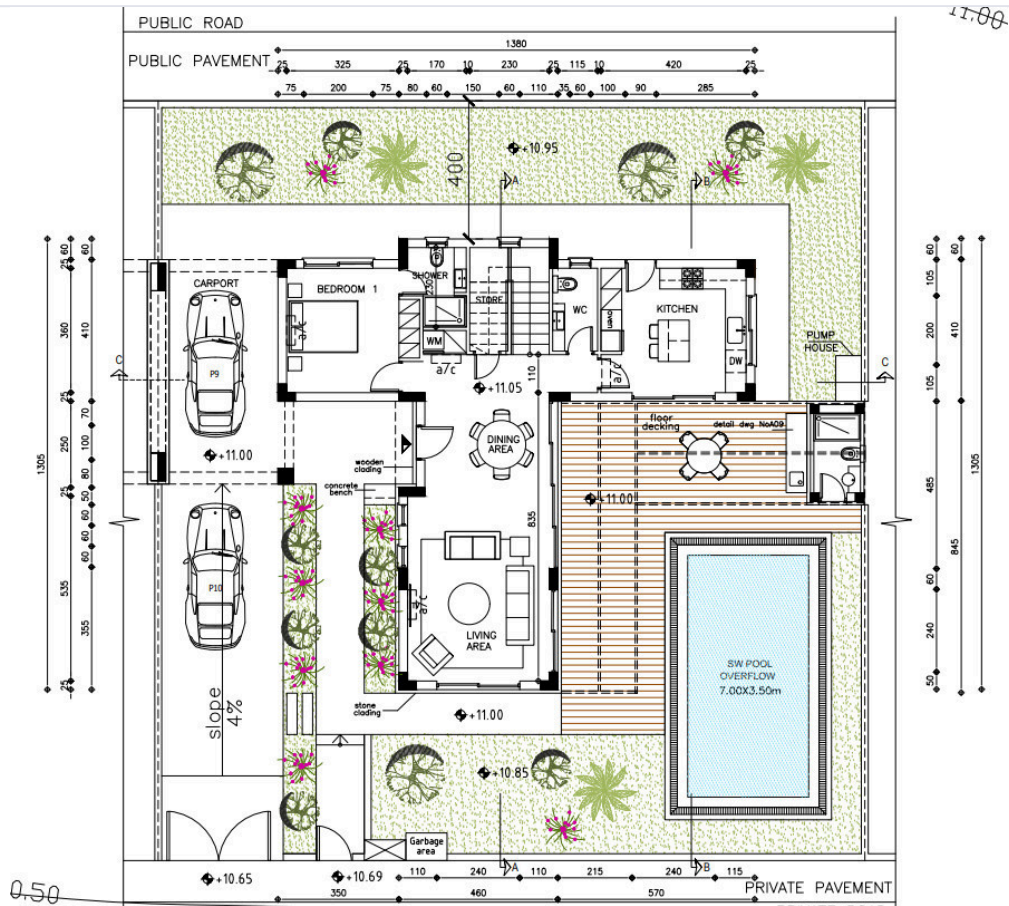
### Key Features:

3 Spacious Bedrooms & 3 Modern Bathrooms – Designed for functional, everyday comfort





## Floor plans



# Additional information

## Facilities

Aircondition, Provision

Outdoor shower

Solar photovoltaic panels  
(provision)

Heating, Underfloor

Parking, Covered

Landscaped garden

Pool, Private

## Features

Balcony

Easy access to highway

Entrance gate

High ceilings

Modern design

Pressurized water system

Roof garden

Thermal insulation

Bath

Easy access to main roads

Fitted wardrobes

Investment opportunity

Near amenities

Quiet area

Sound insulation

Veranda

Double glazing

En suite bathroom

Guest WC

Luxury specifications

Pool view

Rental potential

Spacious rooms

Walking distance to beach

## Distances

Amenities

 2 km

Airport

 11.9 km

Sea

 350 m

Schools

 3.3 km


Resort

 3.4 km

## Contact us



**George Sergiou**

 (+357) 94055813

 [info@lextrusrealestate.com](mailto:info@lextrusrealestate.com)

