



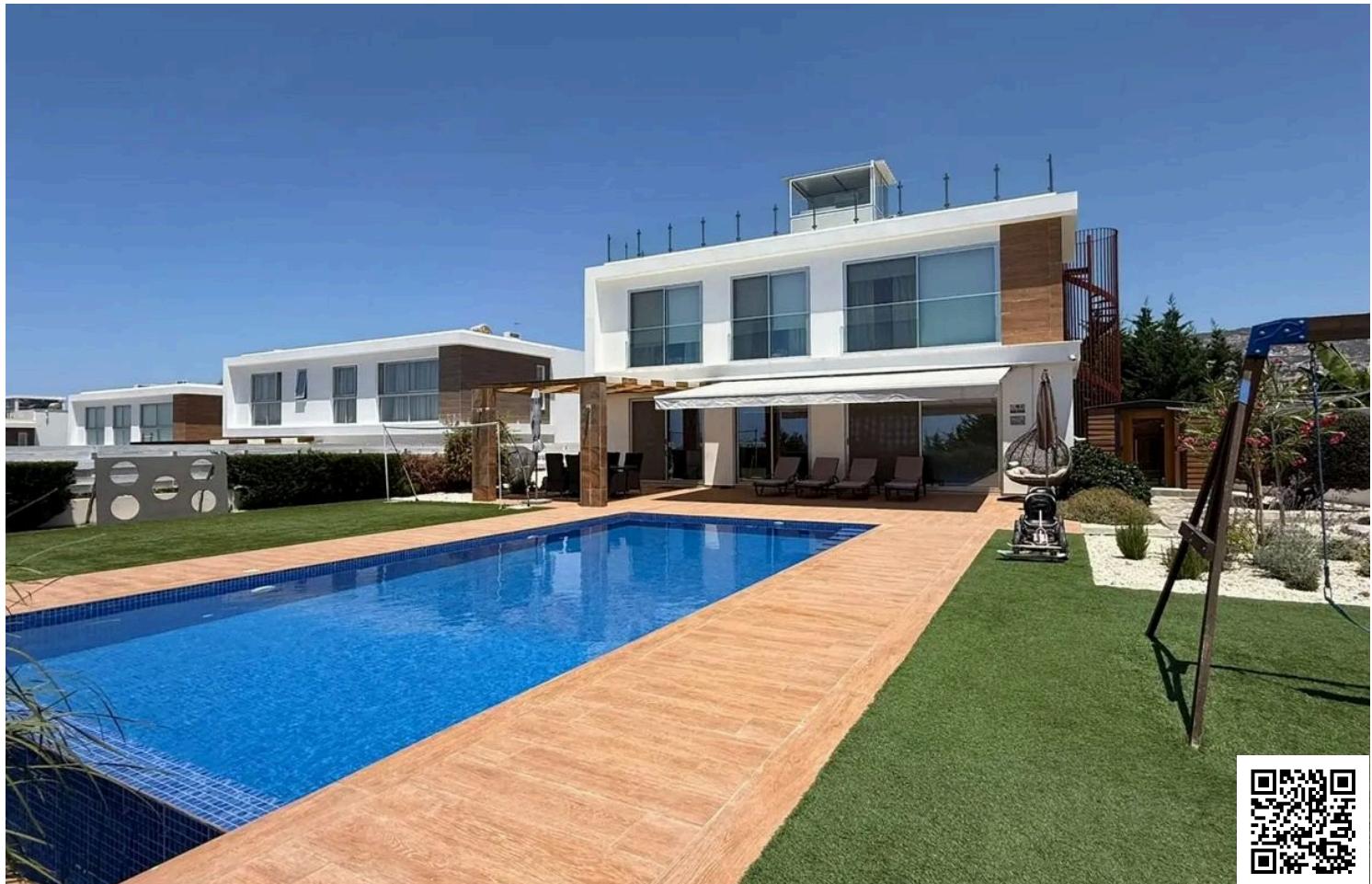
LEXTRUS  
REAL ESTATE

#15937

# ? Exclusive Sea View Villa with Guest House, Fitness Studio & Solar Power in Coral Bay, Cyprus

📍 Pegeia, Paphos

€6,500 /month





# Overview

## Specifications

Bedrooms

 4

Bathrooms

 3

Covered

 153 m<sup>2</sup>

Type	<b>Detached Villa</b>	Year of construction	<b>2018</b>
Toilets	<b>4</b>	Furnished	<b>Fully furnished</b>
Plot	<b>1000 m<sup>2</sup></b>	Structure	<b>Concrete</b>
Covered veranda	<b>17 m<sup>2</sup></b>	Facade	<b>Concrete</b>
Uncovered veranda	<b>68 m<sup>2</sup></b>	Energy efficiency rating	 A

## Description

Luxury Sea View Villa – Long-Term Rent

Coral Bay

Exclusive modern villa in a quiet residential area of Coral Bay, offering panoramic sea views, privacy, and high-end living. The property features 4 bedrooms, 3 bathrooms, approx. 200 m<sup>2</sup> covered areas on a 1,000 m<sup>2</sup> plot, plus a 40 m<sup>2</sup> guest house.

Highlights include an infinity pool, private gym, sauna, rooftop office & terrace, photovoltaic solar system, underfloor heating, smart home system, EV charger, and full security system.

Ideal for families, executives, or digital nomads seeking a premium long-term rental in Cyprus.



# Additional information

## Facilities

Aircondition, Split system	Gym	Heating, Underfloor
Landscaped garden	Maid's room	Outdoor shower
Parking, Covered	Pool, Private	Sauna
Solar photovoltaic panels	Solar water heater	Storage

## Features

Alarm system	Attic	Bath
Bright	CCTV	Connected to electric mains
Courtyard	Double glazing	Easy access to main roads
Garden	Garden, large	Granite countertops
Guest WC	Guestroom	Investment opportunity
Irrigation system	Kitchen appliances	Laundry room
Luxury specifications	Modern design	Office
Open plan	Openings in opposite sides	Panoramic view
Pipe-in-pipe plumbing system	Pressurized water system	Quiet area
Roof garden	Sea view	Shower
Smart home automation	Sound insulation	Suitable for work
Thermal insulation	Triple glazing	Veranda
Veranda, large	Walk-in closet	Water well

## Distances

Amenities	Airport	Sea
 1.2 km	 25 km	 2 km
Public transport	Schools	Resort
 1 km	 1.5 km	 2 km



## Contact us



**Soteris Artikoglou**

📞 (+357) 99163778

✉️ artsotiris@gmail.com

