



#8506

# "Exquisite Contemporary Retreat: Spacious 3-Bedroom Villa in Serene Emba" (8506)

📍 Empa, Paphos

**€455,000** +VAT







# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 3		 2		 132.94 m <sup>2</sup>	
Type	Detached Villa				
Toilets	3				
Plot	188.93 m <sup>2</sup>				
Covered veranda	14.96 m <sup>2</sup>				
Uncovered veranda	4.9 m <sup>2</sup>				
Status	Off plan				
Year of construction	2027				
Furnished	Optional furnished				
Structure	Concrete				
Facade	Concrete				
Communal charge frequency	Monthly				
Energy efficiency rating	 A				

## Description

"Exquisite Contemporary Retreat: Spacious 3-Bedroom Villa in Serene Emba" (8506)

Introducing our newest development in the charming village of Emba, where contemporary living meets serene surroundings. This project offers a harmonious blend of 17 exquisite villas and 19 modern apartments, all strategically located for your convenience. | Completion Day March 2027.

Location:

Nestled in the heart of Emba, this development combines the tranquillity of suburban living with easy access to Paphos city center and all essential amenities. Enjoy the best of both worlds with this ideal location.

Villas:

17 Exquisite Villas: The villas in this project are a true symbol of luxury and spaciousness. With multiple bedrooms and abundant living space, they're perfect for families looking for a contemporary and peaceful lifestyle.

Features:

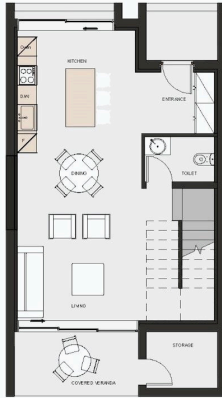
All units within this project feature top-notch finishes, modern amenities, and thoughtful design that maximizes comfort and natural light. Whether you choose an apartment or a villa, you're assured of quality living.





# Floor plans

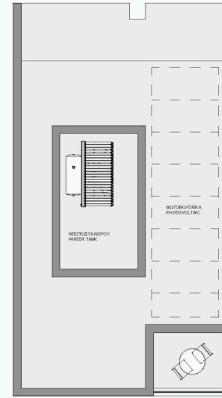
TYPE A1  
TOTAL BUILT: 132.94m<sup>2</sup>  
TOTAL COVERED: 82.71m<sup>2</sup>



GROUND FLOOR BUILT: 68.18m<sup>2</sup>



FIRST FLOOR BUILT: 64.76m<sup>2</sup>



ROOF COVERAGE: 82.71m<sup>2</sup>

MASTERPLAN GROUND FLOOR



# Additional information

## Facilities

Aircondition, Provision

Gym

Pool, Communal

Solar water heater

Elevator

Landscaped garden

Sauna

Storage

Gated complex

Parking, Covered

Solar photovoltaic panels (provision)

## Features

Bath

Double glazing

Garden

Guest WC

Open plan

Veranda

Combined kitchen and dining area

Entrance gate

Garden, large

Investment opportunity

Pool bar

Connected to electric mains

Entrance gate, automated

Granite countertops

Modern design

Thermal insulation

## Distances

Amenities



1 km

Airport



19 km

Sea



2.7 km

Public transport



1 km

Schools



500 m

Resort




4 km

## Contact us



**Stavroula Michail**

 (+357) 99810880

 stavroulamichail.lextrus@gmail.com