



#9705

# Modern Fully Furnished Detached Villa with Pool in Limassol (9705)

📍 Germasogeia, Limassol

€1,100,000 +VAT











# Overview

## Specifications

Bedrooms		Bathrooms		Covered	
 3		 5		 148.25 m <sup>2</sup>	
Type		Detached Villa			
Toilets		5			
Plot		478.5 m <sup>2</sup>			
Status		Key ready			
Year of construction		2021			
Furnished		Fully furnished			
Structure		Concrete			
Facade		Concrete			
Energy efficiency rating		 A			

## Description

This magnificent villa situated on the prestigious Kalogiroi Hills in Limassol, a prime location offers tranquillity and easy access to the highway and the city. With its contemporary architecture and a range of amenities, this property promises a perfect blend of comfort and style.

Upon arrival, you'll immediately sense the good choice made, as the villa exudes a warm and inviting ambiance, thanks to its tasteful furnishings and friendly décor. The ground level boasts an open-concept layout, seamlessly connecting the living space, kitchen, and dining area, providing an ideal setting for family gatherings and entertaining. A guest bathroom completes this level, ensuring convenience for residents and guests.

For utmost privacy and serenity, the three bedrooms, each featuring an en suite bathroom, are located upstairs. This thoughtful design ensures a peaceful retreat from the rest of the villa, allowing residents to indulge in relaxation and rejuvenation.

Adding to the allure of this exceptional property is the roof garden, a true haven for relaxation and entertainment. Here, you can unwind in the jacuzzi while enjoying the stunning panoramic views of the city and the sea. The Barbeque area provides an opportunity for delightful outdoor gatherings, making every moment spent here memorable.

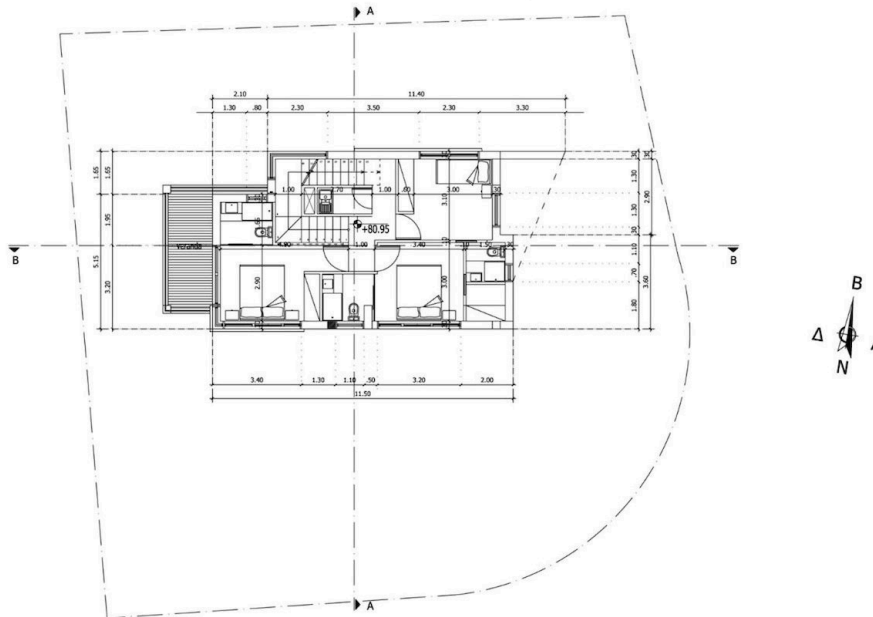
One of the highlights of this villa is the immaculate 49.60 square meter private infinity pool. Take full advantage of this serene and calm environment, immersing yourself in the refreshing waters and enjoying moments of bliss and tranquillity.



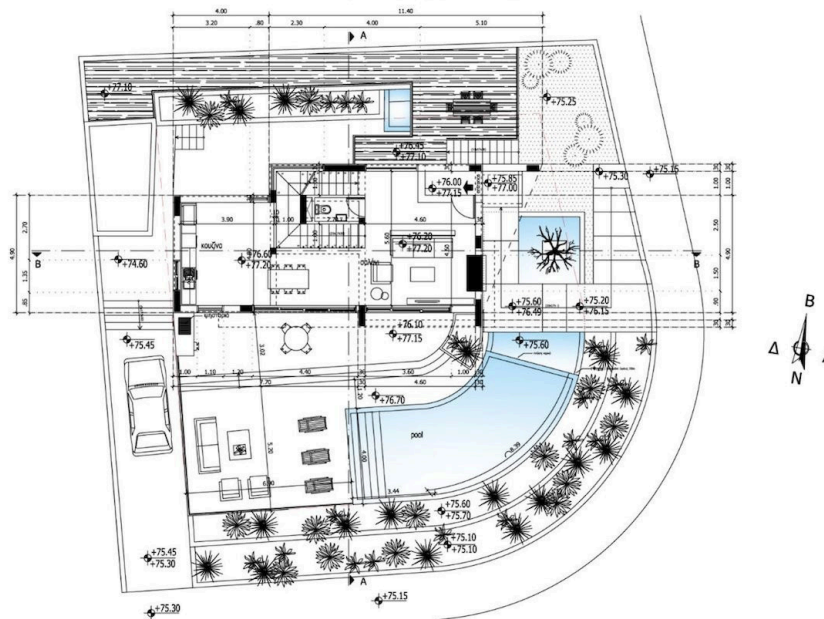


# Floor plans

First Floor Plan



Ground Floor Plan



# Additional information

## Facilities

Aircondition, Central system

Parking, Covered

Storage

Heating, Central

Pool, Private

Landscaped garden

Solar water heater

## Features

Balcony

Bright

Double glazing

Energy efficient doors/windows

Fitted wardrobes

Granite countertops

Investment opportunity

Modern design

Pool view

Sound insulation

Veranda

Barbeque

Combined kitchen and dining area

Easy access to highway

Entrance gate

Garden

Guest WC

Jacuzzi

Open plan

Pressurized water system

Spacious rooms

Veranda, large

Bath

Connected to electric mains

Easy access to main roads

Entrance gate, automated

Garden, large

Internal stairs

Luxury specifications

Openings in opposite sides

Quiet area

Thermal insulation

## Contact us



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