

# SEA FRONT VILLA IN LIMASSOL MARINA - 5 BEDROOM

## #2601

## €4,500,000




 **Bedrooms:** 5

 **Bathrooms:** 6

 **Covered:** 293m<sup>2</sup>

 **Plot:** 389m<sup>2</sup>

 **Status:** Resale

 **Pool:** Private



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## OVERVIEW

 Limassol, Limassol Marina  Villa  2601

## DESCRIPTION

Situated in the prestigious peninsula of Limassol Marina, this exceptional five-bedroom villa embodies the essence of luxury waterfront living. Designed to offer both elegance and comfort, the residence spans three levels, each thoughtfully crafted to maximize space, functionality, and breathtaking sea views. With direct access to a private beach reserved exclusively for Limassol Marina residents, this villa is a rare opportunity to experience the finest in coastal refinement.

The lower level of the villa offers a private and versatile space, ideal for guests or extended family members. Here, a cozy living room, a fully equipped kitchen, a well-appointed bedroom, and a bathroom create a self-contained retreat within the home, ensuring both privacy and convenience. This level serves as an intimate escape while still being seamlessly connected to the rest of the villa.

Moving up to the ground floor, the villa welcomes residents into an expansive open-plan layout that blends modern design with effortless sophistication. The kitchen, living, and dining areas flow harmoniously, filled with natural light that enhances the warmth and elegance of the space. Whether entertaining guests or enjoying quiet family moments, this level is designed for both grand gatherings and everyday comfort. Additionally, a guest WC and a beautifully designed bedroom with an ensuite bathroom add to the villa's thoughtful layout, ensuring that every corner of the home is as functional as it is luxurious.

The first floor is dedicated to tranquility and relaxation, featuring the remaining three bedrooms, each complete with its own ensuite bathroom. These private sanctuaries offer stunning views and a sense of exclusivity, blending high-end finishes with a serene ambiance. Carefully designed to provide the utmost comfort, these bedrooms create a retreat-like atmosphere, allowing residents to unwind in total privacy.

The villa's outdoor spaces are equally captivating, offering an oasis of serenity against the backdrop of the Mediterranean. A beautifully landscaped garden surrounds the private swimming pool, inviting residents to bask in the sun while enjoying unobstructed views of the shimmering coastline. Whether taking a refreshing swim, lounging in the open air, or dining al fresco to the sound of the waves, the outdoor area is a seamless extension of the villa's



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luxurious lifestyle. Just beyond the garden, the villa benefits from exclusive access to a private beach, a privilege reserved solely for the residents of Limassol Marina. This secluded stretch of sand offers the perfect setting for relaxation and leisure, allowing homeowners to embrace the beauty of the Mediterranean in complete privacy.

This villa is more than just a home—it is a statement of sophistication and exclusivity, set in one of the most sought-after locations in the Mediterranean. Combining impeccable design, modern comforts, and an unbeatable waterfront setting, it presents an unparalleled opportunity to experience the pinnacle of seaside living in Limassol Marina.



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