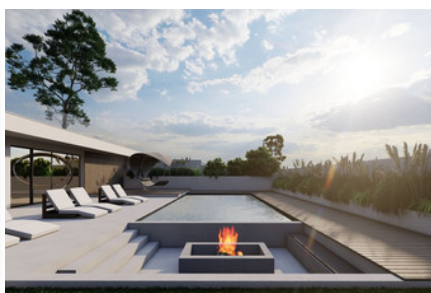
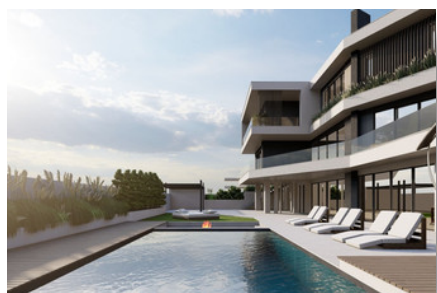


# LUXURY VILLA IN AGIOS ATHANASIOS - 5+ BEDROOM

## #2680

## €3,850,000 + VAT




 **Bedrooms:** 5

 **Bathrooms:** 8

 **Covered:** 700.7m<sup>2</sup>

 **Plot:** 955m<sup>2</sup>

 **Status:** Off plan

 **Pool:** Private



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P R O P E R T Y F O R S A L E

# LUXURY VILLA IN AGIOS ATHANASIOS - 5+ BEDROOM

## OVERVIEW



Limassol, Agios Athanasios



Villa



2680

## DESCRIPTION

This modern villa is located in a residential area in Agios Athanasios, close to the prestigious Foley's School and a well-developed city infrastructure. Offers peace and tranquility alongside convenient access to essential amenities and educational facilities, making it an ideal setting for families seeking a harmonious blend of comfort and urban convenience.

Nestled on generous 955m<sup>2</sup> plot, 700m<sup>2</sup> covered areas on a three-level villa with stunning panoramic sea views epitomize luxury living.

Elegantly designed living areas seamlessly blend style and comfort, complemented by expansive all bedrooms, with en-suite.

The villa boast an entertainment floor dedicated to family enjoyment, complete with spa facilities, a swimming pool, and outdoor BBQ facilities.

The proposed layouts serve as a blueprint for clients to customize and explore their individual needs, ensuring a perfect reflection of personal style and comfort.

Villa 1 comprises:

On the Lower Level, covered area: 296.2 m<sup>2</sup> - Maid's quarter including the kitchen and en-suite; Sauna, hammam, spa room, massage room; Gym; Laundry room; 2 shower rooms; 2 storage rooms; Wine cellar; Game or cinema room; BBQ area; Swimming pool, Garden.

On the Ground floor, covered area: 253m<sup>2</sup> – Office, TV room, Living room, Kitchen and dining area, Pantry, Walk-in wardrobe, Guest toilet, Server room, Elevator. Garage for 2 cars, 95.1m<sup>2</sup> Large covered veranda and Garden.

On the First floor, 199.6 m<sup>2</sup> – Master bedroom with en-suite and walk-in wardrobe, other 3 bedrooms with en-suite and walk-in wardrobe, 27.5m<sup>2</sup> covered verandas,

For more information or to schedule a viewing, please contact us. This property is proudly advertised by Quastilo, your trusted partner in real estate.

## FACILITIES

Aircondition, Central system

Heating, Underfloor

Parking, Covered

Pool, Private

Elevator

Solar water heater

Solar photovoltaic panels

## FEATURES



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