

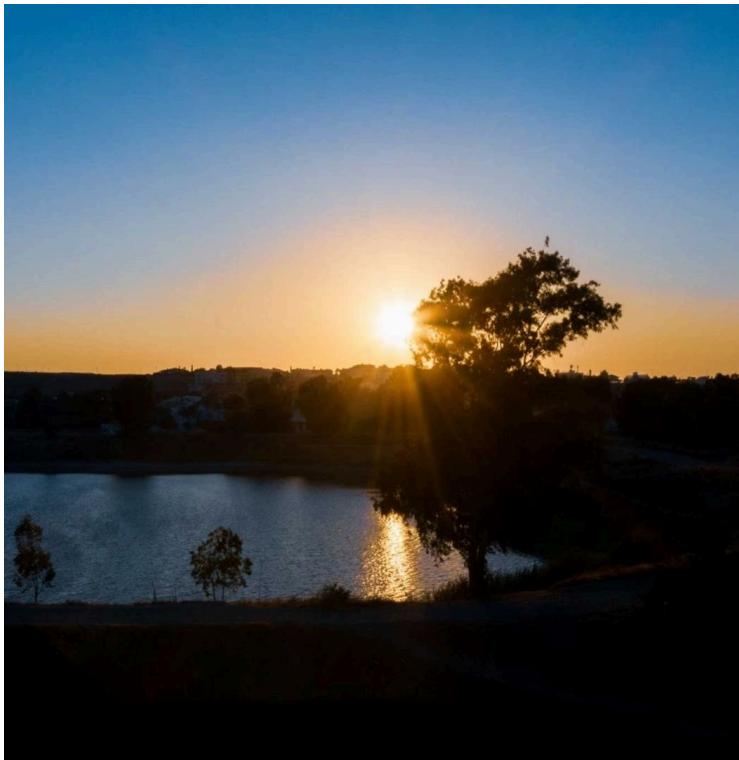
180756

# UNIQUE 3 BEDROOM VILLA BY LAKE IN ARCHANGELOS NICOSIA

 Nicosia Archangelos, Nicosia

**€398,000** +VAT





# Overview

## Specifications

Bedrooms



3

Bathrooms



3

Covered

151 m<sup>2</sup>

Type	<b>Detached Villa</b>	Covered parking	<b>34 m<sup>2</sup></b>
Plot	<b>250 m<sup>2</sup></b>	Status	<b>Off plan</b>
Covered veranda	<b>23 m<sup>2</sup></b>	Furnished	<b>Unfurnished</b>
Uncovered veranda	<b>16 m<sup>2</sup></b>	Energy efficiency rating	<b>A</b>

## Description

Prestige 3 bedroom villa in one of the most beautiful residential areas in Nicosia, near the Pedaios river, that offers a perfect blend of tranquility and quality of life in idyllic surroundings, while still being conveniently close to the city center with easy access from all areas.

Designed with a contemporary look, this home provides both comfort and functionality. It is constructed with high-quality standards in workmanship and materials, ensuring that your family's dreams can come true.

The villa comes with a beautiful garden, a covered garage, and a large veranda. The ground floor is designed with spacious areas consisting of a large living room, a dining room, a sitting area, and a modern kitchen, all overlooking the covered veranda and the garden. It also features a guest toilet. Upstairs, there are three bedrooms: the master bedroom with a bathroom and two other bedrooms with a shared bathroom.



## Floor plans



# Additional information

## Facilities

Heating, Underfloor

Parking, Garage, double

Solar water heater

## Features

Alarm system (provision)

Double glazing

Guest WC

Investment opportunity

Lake view

Luxury specifications

Modern design

Pressurized water system

Quiet area

Rental potential

Sound insulation


Thermal insulation

Veranda

## Contact us



### Office Properties

 (+357) 25871010

 [info@vivorealty.com.cy](mailto:info@vivorealty.com.cy)

