

181187

# THREE BEDROOM VILLA WITH POOL IN KAPPARIS

 Pernerera, Famagusta

**€460,000** +VAT ~~€495,000~~





# Overview

## Specifications

Bedrooms

 3

Covered

 155 m<sup>2</sup>

Type	<b>Detached Villa</b>	Status	<b>Off plan</b>
Plot	<b>295 m<sup>2</sup></b>	Furnished	<b>Unfurnished</b>

## Description

Three bedroom villa situated in the heart of the idyllic area of Protaras – Pernera

The villa embodies elegance and luxury and have a unique modern design with clean lines and light palette which is made to fulfil your dream of the perfect home. The villa have a private swimming pool, roof terraces (optional) and beautiful garden that gives you the experience of an everyday getaway right at home.

Also offers a modern kitchen, smart living and dining area which have easy access to the private pool. First floor accommodates of 3 cosy bedrooms with ensuit bathroom in the master bedroom. To top it off, there is an optional roof terrace with a barbeque area which will be the perfect area for taking in a fabulous Protaras sunset.

Feature property that is built to the highest of standards using the most innovative construction methods and durable materials. These property have been designed with the discerning buyer in mind offering 3 bedroom accommodation which provides the ideal living environment for both permanent residency and a holiday home.

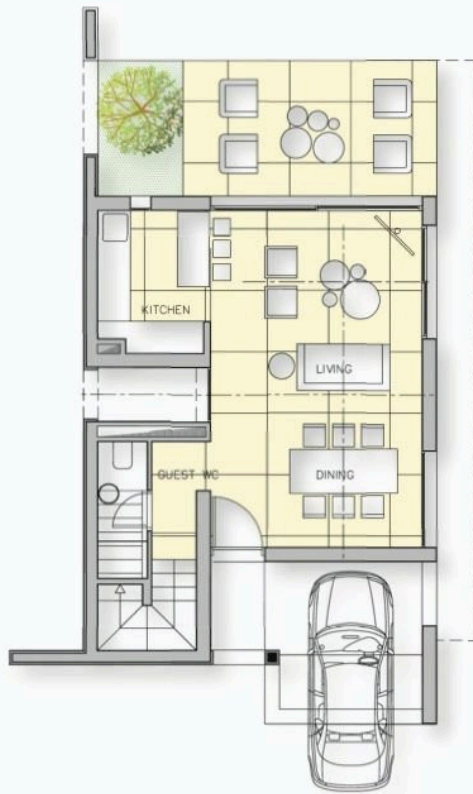
The property is really in an idyllic spot. The famous Protaras area is only five minutes away. The area is famous for the beautiful summer days it offers to its visitors. It is noteworthy that the Marina of Paralimni, which is under construction and is expected to greatly upgrade the life of the area, is only a 2-minute drive and it is also easily accessible by foot.

The beautiful neighbourhood of Kapparis is at a distance of 2 minutes by car. In the Kapparis area you can find all you need to satisfy all the needs of everyday life. Also, the Paralimni town area is only 4 minutes by car. In these two areas you can find all amenities available the whole year rand, such as shopping, restaurants, hospitals and pharmacies, private and public schools and all Public Organizations.

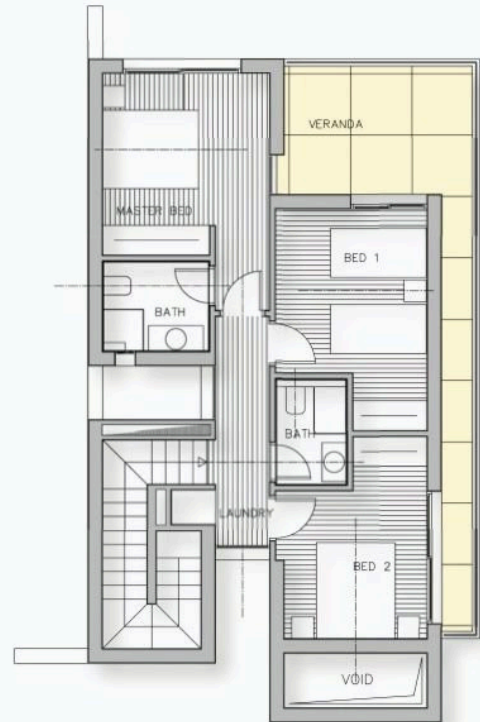
Along the coastline of the Famagusta area, that have been many popular beaches awarded with blue flags. Some of them are the famous, awarded Fig Tree bay which is only 5 minutes away and Ayia Triada beach which is set at a distance of 700 m. The villas are located in a central location which gives you access to all the beaches in the area.



# Floor plans



GROUND FLOOR



FIRST FLOOR

TYPE A PLAN

	BEDS	COV. AREA	OPEN VERANDAH	ROOF GARDEN	PLOT	POOL
VILLA Nr 08	3	155m <sup>2</sup>	23m <sup>2</sup>	Optional	347m <sup>2</sup>	Included
VILLA Nr 09	3	155m <sup>2</sup>	23m <sup>2</sup>	Optional	295m <sup>2</sup>	Included



# Additional information

## Facilities

Aircondition, Provision

Pool, Private

Solar water heater

## Features

Bright

Double glazing

Easy access to main roads

Modern design


Near amenities

Rental potential

## Contact us



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