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## DETACHED LUXURY 5 BEDROOM VILLA IN ERIMI

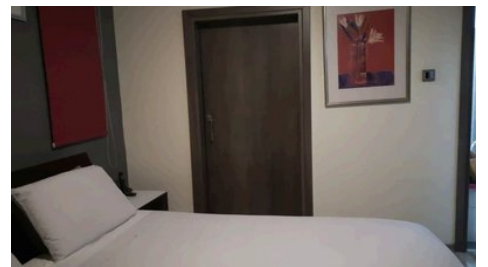
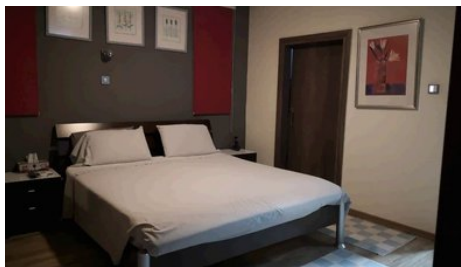
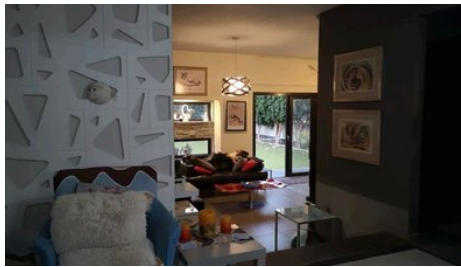
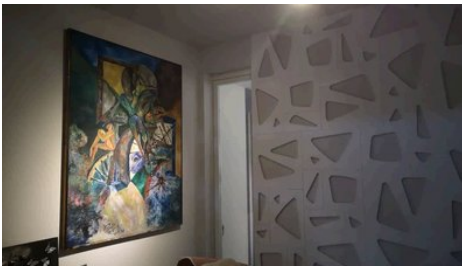
 [Limassol, Erimi](#)

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<b>Price</b>	€630,000 €799,000	<b>Type</b>	Detached Villa
<b>Bedrooms</b>	5	<b>Bathrooms</b>	2
<b>Covered</b>	300 m <sup>2</sup>	<b>Plot</b>	812 m <sup>2</sup>
<b>Year of Construction</b>	2013	<b>Title deed</b>	Yes
<b>Status</b>	Resale	<b>Area</b>	Limassol, Erimi

## Description

This detached luxury villa is situated just 5 minutes from Limassol in Erimi , in a quite and peaceful area. Has modern design-Bioclimatic house.

Constructed on 2013 and is in great condition. Plot size is 812 sqm and covered areas 300 sqm.

Has 5 bedrooms , 1 on the ground floor with separate entrance suitable for domestic help and 4 on the first floor.

Living room, kitchen with family room, Office on the ground floor 5X4, Laundry room on the ground floor 5x2, there are 7 WCs, 6 showers and a bathtub (There are 5 wc bedrooms and a shower in addition to the Master Bedroom.

There is a bathtub. One WC with shower is outside the pool)

Master Bedroom Wardrobe, pool 5X10, central gas heating, alarm system, smoke detectors connected to the alarm system everywhere, covered parking for two cars with electric rail and unoccupied parking for one more car, smart Home for Lights, photovoltaics connected to the Electricity meter, central vacuum cleaner system, provision for air conditioning throughout the premises and two air conditioners in the Master Bedroom and office.

Bioclimatic Building with wooden frame and Cypriot brick on all exterior walls. All exterior walls are double. One made of wood and one made of Cypriot brick. In between there is a double rock wool (for thermal and sound insulation).

Rock wool is also present on all interior walls and ceilings, making the home an A + energy class. Central heating and air conditioning are rarely used.

Title deeds ready.



### Marios Petrides

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## Facilities

Aircondition, Split system  
Parking, Covered  
Childrens playground  
Landscaped garden  
Solar photovoltaic panels

Heating, Central  
Pool, Private  
Storage  
Outdoor shower

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## Features

Next to green area  
Entrance gate, automated  
Shutters  
Garden, large  
Walk-in closet  
Double glazing  
Veranda  
Roller Blinds  
Marble flooring  
Luxury specifications  
Near bus route  
Internet  
Barbeque  
Guestroom  
Laundry room

Balcony  
Courtyard  
Garden  
Internal stairs  
Alarm system  
Guest WC  
Ground Floor Bedroom  
Quiet Area  
En suite Bathroom  
Modern design  
Near amenities  
Indoor Fireplace  
Roof Garden  
Office  
Kitchen appliances

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## Distances

**Amenities** 500 m  
**Sea** 5 km  
**Schools** 1 km

**Airport** 30 km  
**Public Transport** 1 km