



VIVO
REALTY

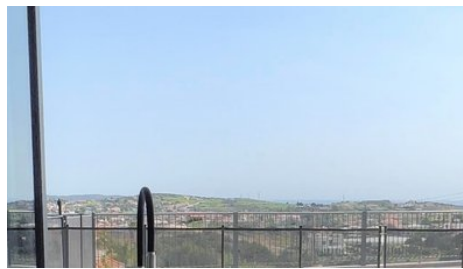
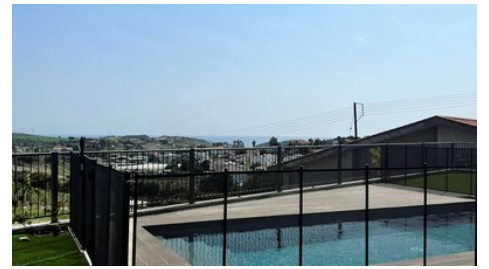


FOUR BEDROOM HOUSE WITH BEAUTIFUL VIEWS FOR SALE IN PARREKLISSIA

 [Limassol, Pareklisia](#)

60181131





Price	€1,280,000	Type	Detached Villa
Bedrooms	4	Bathrooms	3
Covered	200 m ²	Plot	815 m ²
Year of Construction	2023	Status	Resale
Energy efficiency rating	A	Area	Limassol, Pareklisia

Description

4 bedroom house available for sale , house has been constructed by owners themselves , making it a perfect home for families and with great attention to detail

- Plot size: 815sqm
- Sold Fully Furnished
- Construction year: 2023
- Energy Efficiency: A

Ground floor :

Open plan living area with large thermal windows making the space very bright with natural light and complementing the open views of the village and sea and the private pool

Living area with fireplace

Large kitchen area including all electrical appliances with a outside island bar connected through the window for dining in summer days

(Kitchen includes a corner laundry area with washing machine and dryer and a laundry chute from the upper floor for comfortable reach to the washing utilities)

A ground floor bedroom that can be used as a play room / office room / guest room or as a maids qarter - with a seperate bathroom with shower situated right next to the bedroom

Internal stairs take you to the upper floor

A small kitchenet is located on the side of the corridor with a coffee maker - for comfortable mornings

One large main bathroom

2 bedrooms with fitted wardrobes

Plus a master bedroom with - en suite shower , walk in closet and a private balcony with large windows complementing sea view

There is a separate balcony on the upper floor with provisions to be made as a 5th bedroom as it is connected to electric mains - an excellent detail is that it is ideally located above the garage area downstairs - thus there is the

possibility that the new owner can connect a lift or built outside stairs in order for the room to have a private entrance - (excellent for an elderly couple / for a guest room with a private entrance / etc.)

External area :

The house has a private drive way with electric gated leading to the house (drive way is around 30 meters)

Large Garden area with high quality artificial grass a private magnesium swimming pool 8m x 3.5m including 3D liner and stairs, along with provision for under cover mechanism.

- Note on the front of the pool there is a strip where trees can be planted in order to offer the ultimate privacy)

Back area includes Private parking area - stamped floors leading to uncovered 36sqm parking space for 2 cars. - with a back door leading to the kitchen and living room

Also provisions have been installed at the back for a Maids quarter to be built -

Location

Beautiful location in the Limassol suburbs at Parreklissia Village with all amenities at your doorstep - Pharmacy , Mini Market , public schools , dancing school , kindergartens , private doctors etc. Plus a new private school that will be built in the near future .

Only a 7 minute drive to the Saint Raphael beach and with a very easy driving access to the Highway

More features include :

- Electric underfloor heating covering the whole house.
- Fully air-conditioned for climate control in all seasons.
- High quality aluminum material and electric shutters for enhanced insulation and privacy.
- Modern wood fireplace with electric heating system.
- Provision already made for automation system for house lights.
- Electricity sockets covering the entire perimeter of the house.
- Three-phase electrical supply in the garage area for charging an electric car
- Provisions for security system cameras and alarm through the whole house perimeter and front gate.
- Structure factor will be increased from 25% to 40% or higher within the year 2024.

A excellent home that must be visited to be appreciated



Natalia Pot
Property Consultant

✉ npot@vivorealty.com.cy
☎ (+357) 96071780

Facilities

Aircondition, Central system

Parking, Uncovered

Solar water heater

Heating, Underfloor

Pool, Private

Solar photovoltaic panels, Provision

Features

Sound insulation

Combined kitchen and dining area

Connected to electric mains

Next to green area

Fitted wardrobes

Shutters, electric

City view

Mountain view

Guest WC

Quiet Area

Luxury specifications

Village view

Panoramic view

Near amenities

Barbeque

Thermal insulation

High ceilings

Openings in opposite sides

Balcony

Entrance gate, automated

Internal stairs

Walk-in closet

Double glazing

Ground Floor Bedroom

CCTV, Provision

Modern design

Country view

Sea view

Indoor Fireplace

Kitchen appliances