



VIVO
REALTY



VILLA OF 4 BEDROOM EACH WITH EN-SUITE AND LARGE YARD AT MENEOU AREA

[📍 Larnaca, Meneou](#)

69181380





Price	€430,000 +VAT	Type	Detached Villa
Bedrooms	4	Bathrooms	2
Covered	278 m ²	Plot	536 m ²
Year of Construction	2024	Title deed	Yes
Status	Key ready	Energy efficiency rating	A
Area	Larnaca, Meneou		

Description

This newly developed detached villa (202 m² inside + 76 m² covered verandas and parking area) offers modern living with a touch of elegance. It features an open-concept layout, filled with natural light through large windows. The kitchen boasts state-of-the-art appliances and sleek countertops, perfect for culinary enthusiasts. The spacious bedrooms with En-suites provide comfort and tranquillity, while the stylish bathrooms are designed for relaxation. The property includes a beautifully landscaped yard with space for swimming pool (optional), ideal for outdoor gatherings and leisure. Conveniently located in a nice neighbourhood close to the beach, this house is a perfect blend of luxury and functionality, ready to become your dream home or as an investment for AIR-BNB usage.

Main features and advantages:

- 2.5 km from the beach in just 4 min drive
- 3 km from the airport in just 7 min drive
- 8.2 km from Larnaca city Centre in just 13 min drive
- Large space for swimming pool (not included)
- Insulated roof with 8cm polystyrene and polystyrene at all column
- Roof space for Photovoltaic panels
- Thick insulating bricks
- Penetron Beton insulation (Crystalline Technology That Enhances The Overall Performance And Lifespan Of Concrete)
- Under floor heating installed
- Kitchen main appliances included (Bosch brand)
- Cloth washing machine and cloth dryer included
- Large detached store room with electricity
- Large covered Garage
- Extra uncovered parking for boat or cars
- Opposite a green area
- En-suite for every room
- Ideal for short rentals
- Great investment at the best price in the market
- READY TO MOVE IN



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Facilities

Aircondition, Split system

Parking, Covered

Storage

Landscaped garden

Solar photovoltaic panels, Provision

Heating, Underfloor

Pool, Optional

Gated complex

Solar water heater

Features

Sound insulation

Easy access to main roads

Combined kitchen and dining area

Cul de sac

Balcony, front

Fitted wardrobes

Entrance gate

Garden, large

Investment opportunity

Bright

Open plan

Kitchenette

Double glazing

Veranda, back

Veranda, large

Below market value

En suite Bathroom

Luxury specifications

Near bus route

Internet

Thermal insulation

Easy access to highway

Municipal water/sewage

Balcony, back

Balcony

Entrance gate, automated

Garden

Pressurized water system

Internal stairs

Irrigation system

Ceramic tiles

Laminate flooring

Guest WC

Veranda, front

Quiet Area

Rental Potential

En suite Shower

Modern design

Near amenities

Kitchen appliances

Floor plans

