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# LUXURY MOUNTAIN RETREAT: BESPOKE STONE VILLA IN MONIATIS

 Moniatis, Limassol

€2,500,000









# Overview

## Specifications

Bedrooms

 4


Bathrooms

 4

Covered

 295 m<sup>2</sup>

Type	House
Toilets	5
Plot	850 m <sup>2</sup>
Status	Resale

Furnished	Fully furnished
Structure	Concrete
Facade	Stone
Energy efficiency rating	 A

## Description

Perched majestically in the Limassol District mountains, this exceptional custom-built stone villa offers the perfect blend of traditional Cypriot craftsmanship and modern luxury. Just 5km from the charming Pano Platres, this stunning property commands breathtaking views from its privileged position.

### PROPERTY HIGHLIGHTS:

- Expansive 850m<sup>2</sup> plot featuring meticulous landscaping
- Generous 295m<sup>2</sup> living space with premium finishes throughout
- Hand-laid authentic Cyprus stone exterior (8cm thick) for superior energy efficiency
- Four elegant bedrooms with en-suite bathrooms
- Dual gourmet kitchens perfect for entertaining
- Sophisticated living and sitting rooms
- Two versatile entertainment areas with built-in BBQ facilities

### OUTDOOR LIVING:

- Resort-style swimming pool with dedicated 70m<sup>2</sup> poolside kiosk
- Covered verandas (13m<sup>2</sup>) and spacious uncovered terraces (44m<sup>2</sup>)
- Double covered carport (60m<sup>2</sup>)
- Private water drilling system

### PREMIUM FEATURES:

- Full designer furniture package included
- Complete climate control with air conditioning throughout
- Modern heating system



# Additional information

## Facilities

Aircondition, Split system

Parking, Uncovered

Heating, Central

Pool, Private

Landscaped garden

Storage

## Features

Alarm system

Bright

Courtyard

En suite shower

Garden

Internet

Mountain view

Shutters

Thermal insulation

Veranda, back

Balcony

CCTV

Double glazing

Entrance gate, automated

Guest WC

Kitchen appliances

Own water supply

Sound insulation

Utility room

Veranda, front

Barbeque

Connected to electric mains

En suite bathroom

Fitted wardrobes

Internal stairs

Luxury specifications

Quiet area

Spacious rooms

Veranda

Water well

## Contact us



**Sofia Geralis**

 (+357) 99408353

 sgerali@vivorealty.com.cy

