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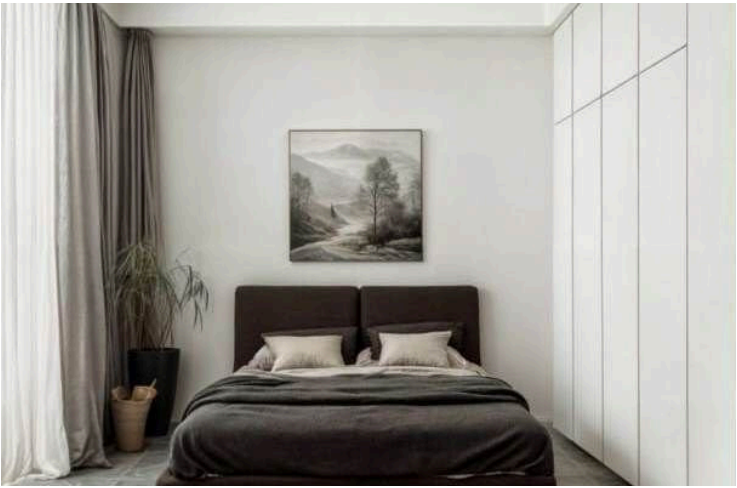
# SEASIDE ELEGANCE EXCLUSIVE VILLA COLLECTION IN MARONI- ZYGI

 Zygi, Larnaca

**€450,000** +VAT







# Overview

## Specifications

Bedrooms

 3


Bathrooms

 1

Covered

 147.5 m<sup>2</sup>

Type	<b>Detached Villa</b>
Showers	<b>1</b>
Toilets	<b>3</b>
Plot	<b>514 m<sup>2</sup></b>
Status	<b>Under construction</b>

Year of construction	<b>2025</b>
Furnished	<b>Unfurnished</b>
Structure	<b>Concrete</b>
Energy efficiency rating	 <b>A+</b>

## Description

Introducing an exceptional residential development of 18 premium villas nestled in the charming coastal area between Maroni and Zygi. This distinguished collection features a selection of meticulously designed 2 and 3-bedroom properties, each crafted to deliver sophisticated Mediterranean living.

Positioned just moments from the shimmering Mediterranean Sea, residents will enjoy the perfect balance of serene coastal living with convenient access to local amenities. The project's strategic location offers the tranquility of traditional Cypriot village life while remaining connected to essential services.

Each villa showcases contemporary architecture harmonized with traditional Cypriot elements, creating homes of enduring appeal and exceptional comfort. Spacious interiors flow seamlessly to outdoor living spaces, maximizing the enjoyment of Cyprus's celebrated climate.

Built to exacting standards using premium materials, these residences promise durability, energy efficiency, and modern convenience. Every aspect of construction reflects our commitment to quality and sustainability.

\* Construction commencement: End of May 2025

\* Completion timeline: 12 months from contract signing

With only 18 exclusive villas available, this rare opportunity to own a premium property in this sought-after coastal location is expected to generate significant interest. Early reservation is recommended to secure your preferred option.





# Floor plans



- PRIVATE ROAD -  
- SERVICE AREA -



HOUSE 10	
NUM. OF BEDROOMS	3
BUILDING PLOT AREA	514m²
COVERED BUILDING AREA	147.54m²
PARKING	18.00m²
COVERED VERANDAS	21.00m²
UNCOVERED VERANDAS	16.00m²
SWIMMING POOL	4M x 8M
AIR CONDITION (SPLIT UNITS)	4
PRICE (EURD)	450.000



# Additional information

## Facilities

Aircondition, Split system

Parking, Covered

Gated complex

Pool, Private

Landscaped garden

## Features

Bright

Combined kitchen and dining area

Easy access to highway

Energy efficient doors/windows

Garden

Guest WC

Luxury specifications

Open plan

Pressurized water system

Thermal insulation

Central TV system

Connected to electric mains

Easy access to main roads

Fitted wardrobes

Garden, large

Internal stairs

Modern design

Pipe-in-pipe plumbing system

Quiet area

Veranda

Ceramic tiles

Double glazing

En suite shower

Garbage disposal

Ground floor bedroom

Internet

Municipal water/sewage

Pool view

Sound insulation

Walking distance to beach

## Distances

Airport



30 km

Sea




200 m

## Contact us



**Sofia Geralis**

 (+357) 99408353

 sgerali@vivorealty.com.cy

