

Property Code:	ar7887	Type:	Sale - House/Villa
Location:	Famagusta - Paralimni	Internal Area:	132 m ²
Plot Area:	235 m ²	Bedrooms:	3
Bathrooms:	3	Year of construction:	2024
Status:	Under Construction		

Property features:

Covered Parking	Garden	Provision for Air-conditioning	Semi-Detached
Storage			

Description:**Brand New 3 Bed Semi-Detached Villa in Paralimni**

A brand new 3-bedroom semi-detached Villa located in a cul de sac, in a peaceful neighbourhood in Paralimni, with easy access to the town centre and to the resort of Kapparis. The villa consists of 3 bedrooms, an open plan kitchen-living room, a ground-floor guest WC, a family bathroom and an en-suite bathroom in the main bedroom. This villa is part of a small complex of only 12 villas.

Information: COMPLETION DATE: AUGUST 2024 BEDROOMS: 3 BATHROOMS: 3 COVERED AREAS (ENCLOSED): 132 SQ.M. UNCOVERED VERANDAS: 40 SQ.M. TOTAL BUILT AREA: 172 SQ.M. LAND SIZE: 235 SQ.M. YEAR OF COMPLETION: 2024 ENERGY CLASS: A THERMAL INSULATION 25CM BRICKS ON OUTDOOR WALLS 3 LEVEL PLASTERING THERMAL WATERPROOF OUTDOOR PLASTER OUTDOOR 8CM POLYSTERENE INSULATION WATER INSULATING WAX PAPER ON ALL WALL BASES BRICK/CONCRETE MESH ON WALLS PIPE IN PIPE WATER SYSTEM WATER PRESSURIZING SYSTEM HOT WATER RETURN SYSTEM SOLAR WATER HEATING SYSTEM ELECTRIC WATER HEATING SYSTEM IMPORTED EMULSION PAINT ON WHOLE PROPERTY AIR CONDITIONING PROVISION OPEN PLAN LIVING, DINING AREA AND KITCHEN COVERED PARKING STORAGE ROOM BUILT BARBECUE DOWNSTAIRS GUEST WC UPSTAIRS FAMILY BATHROOM MASTER BEDROOM WITH EN-SUITE VERANDA BALCONY OUTDOOR LIGHTING ALUMINIUM DOORS AND WINDOWS DOUBLE GLAZING THROUGHOUT (ENERGY LEVEL A) ITALIAN KITCHEN GRANITE KITCHEN WORKTOPS CERAMIC FLOORING MARBLE STAIRS GARDEN SMALL COMPLEX PEACEFUL LOCATION CUL DE SAC NEXT TO A GREEN AREA EASY ACCESS TO MAIN ROADS EASY ACCESS TO HIGHWAY EASY ACCESS TO PARALIMNI CENTER EASY ACCESS TO KAPPARIS AND THE COASTAL AREAS WALKING DISTANCE TO BUS STOPS WALKING DISTANCE TO AMENITIES

