

**BRAND NEW 4+1 BED DETACHED HOUSES  
WITH COVERED AREA 315M<sup>2</sup>**

695 000 €

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<b>Property Code:</b>	6514	<b>Type:</b>	Sale - House/Villa
<b>Location:</b>	Limassol - AGIOS ATHANASIOS	<b>Internal Area:</b>	263 m <sup>2</sup>
<b>Plot Area:</b>	245 m <sup>2</sup>	<b>Bedrooms:</b>	4
<b>Bathrooms:</b>	3	<b>Renovation:</b>	Modern
<b>Number of floors:</b>	2	<b>VAT:</b>	+VAT

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**Property features:**

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Storage	Air Condition	Telephone Line	Store Room
Double Glazing	Garden	Washing machine	Cooker
Extractor Fan	Parking	Refrigerator	Balcony

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**Description:**

**TECHNICAL SPECIFICATIONS:**

- Energy efficiency "A"
- 2 YEARS GUARANTEE
- Austrian photovoltaic system 3KW
- German insulation 10cm (ClimaPlus - Thrakon)
- German solar panels & Italian pressure pipe
- Italian manifolds & multilayer pipe-in-pipe system with aluminium layer (Giacomini)
- Italian waterproofing system (Copernit)
- Belgium waterproof parquet with a LIFETIME warranty (Quick-Step)
- Insulated bricks and windows
- BIG budget for sanitary, ceramics & tiles (€55/m<sup>2</sup>)
- Boundary walls coated by adhesive glue with fibers (Thrakon 410)
- Internal walls finished with adhesive glue with fibers & three coats stucco
- Galvanized gates
- BOSCH home appliances (fridge, washing machine, tumble dryer, microwave, built-in oven, induction hob, cooker hood)
- DAIKIN fully airconditioned
- American softener
- MIDEA water filter/dispenser
- Automation Solution Sonoff
- Italian whole house water filter system
- Choice of HPL/stone/ wood custom facade

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