



**EXCLUSIVE  
PROPERTIES**

### **Exclusive Properties**

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## **House-Villa In Ayia Phyla** LIM00576

Ayia Phyla, Limassol, Cyprus

A luxury four plus one bedroom villa in a quiet area on the hill of Ayia Phyla, with a city and sea view. The covered area of the house is 441 sq.m and the area of the plot is 614 sq.m. The house consists of three floors. On the ground floor there is separate fully equipped kitchen connected with family area with exit to the garden, kitchenette, spacious sitting area connected with dining area (with fireplace) and one guest toilet. On the first floor there are three bedrooms, one cinema/entertainment room, one main bathroom, laundry and guest room with en-suite shower. On the second floor there is master bedroom en-suite with Jacuzzi and shower, wardrobes, kitchenette and large sized veranda with panoramic views. The villa is fully furnished, with central VRV air conditioning system, underfloor heating, build-in central vacuuming system/ABB system, central lighting system, solar panels for hot water, security system, elevator, fire alarm system, double glazed windows, solid wood parquet floor and big aquarium (on the ground floor) also laminate floor in bedrooms. Outside of the villa there is a garden, barbecue place with light and waterproof socket outlets, 2 store rooms, WC, shower room, sitting area and two covered parking. Available with Title Deed.

It is rented until September 2024

### **House-Villa Details**

Bedrooms: 5 | Bathrooms: 4 | Covered Area (sq.m): 441

Air Condition | Garden | Covered Parking | Sea View

### **Price**

# Attributes

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## General

Condition: Resale | Bedrooms: 5 | Bathrooms: 4 |

En-Suite Bathrooms: 1 | Floors: 2 |

Covered Area (sq.m): 441 | Title Deeds: Yes

# Features

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## Exterior

Barbeque | Covered Parking | Garden

## Interior

Alarm System | Air Condition | Fireplace | Furnished | Guest Room | Guest Wc | Jacuzzi | Parquet Floor |

Separate Kitchen

## Views

Sea View

# Images











