



## **Exclusive Properties**

107, V Georgiou A', Belmar Complex D, Apt.

31, 4048 Limassol Cyprus

+357 25 737473

[sales@cyexclusive.eu](mailto:sales@cyexclusive.eu)

## **House-Villa in Ayios Athanasios (close to the beach)** LIM05711

Ayios Athanasios, Limassol, Cyprus

Fully renovated four-bedroom house located opposite Crowne Plaza hotel in Ayios Athanasios, walking distance to the beach and all kind of amenities. The covered area is 300 sq. m and the plot is 650 sq. m. It consists of two levels: on the ground floor there is a big separate kitchen with an extra dining table, 2 living rooms, a dining area, laundry room, guest WC and one bedroom/office room. On the first floor there are three bedrooms (master bedroom en-suite with shower) and a family bathroom. The villa is fully furnished and equipped, with air conditions, electric heating, solar panels for hot water, an alarm system, double glazed windows, laminate in bedrooms and water pressure system. Outside of the house there is a private swimming pool, garden, gated covered parking with remote control + uncovered parking area.

Price includes pool and garden maintenance.

Available from June 2022.

### **House-Villa Details**

Bedrooms: 4 | Bathrooms: 3 | Distance to Sea: < 0.5km | Covered Area (sq.m): 300 sq. m | V.A.T: Not Applied |

Plot Area (sq.m): 650 | Energy Efficiency: Category D

Covered Parking | Garden | Private Swimming Pool | Uncovered Parking | Air Condition | Balcony |

Fully Fitted Kitchen | Swimming Pool

## Price

Rent price per month:

7000€

## Attributes

### General

V.A.T: Not Applied | Condition: Renovated |

Delivery Status: Completed | Bedrooms: 4 | Bathrooms: 3

| En-Suite Bathrooms: 1 | Plot Area (sq.m): 650 |

Covered Area (sq.m): 300 sq. m | Distance to Sea: < 0.5km |

Title Deeds: Yes | Energy Efficiency: Category D

## Features

### Exterior

Courtyard | Detached | Covered Parking | Garden | Private Swimming Pool | Uncovered Parking

### Interior

Alarm System | Air Condition | Balcony | Double Glazed Windows | Electric Gates | Electrical Heating | Furnished |

Fully Fitted Kitchen | Guest Wc | Laminate Floor | Laundry Room | Separate Kitchen | Study / Office |

Solar Panels For Hot Water | Swimming Pool | Water Pressure System

### Views

Road Access | South Site Directions | Pool View

# Images

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