

#9256

# New Luxury Villa With Swimming Pool For Sale

📍 Agios Athanasios, Limassol

€2,200,000 +VAT





# Overview

## Specifications

Bedrooms

 5


Bathrooms

 6

Covered

 450 m<sup>2</sup>

Type	<b>House</b>
Toilets	<b>1</b>
Plot	<b>750 m<sup>2</sup></b>
Covered veranda	<b>61 m<sup>2</sup></b>

Uncovered veranda	<b>56 m<sup>2</sup></b>
Covered parking	<b>33.7 m<sup>2</sup></b>
Status	<b>Off plan</b>
Energy efficiency rating	 <b>A</b>

## Description

This is a spacious 5-bedroom, 6-bathroom house in the sought-after area of Agios Athanasios. This modern home offers an impressive internal space of 450 m<sup>2</sup> and sits on a large plot, providing plenty of room for comfortable living, relaxation, and entertaining guests.

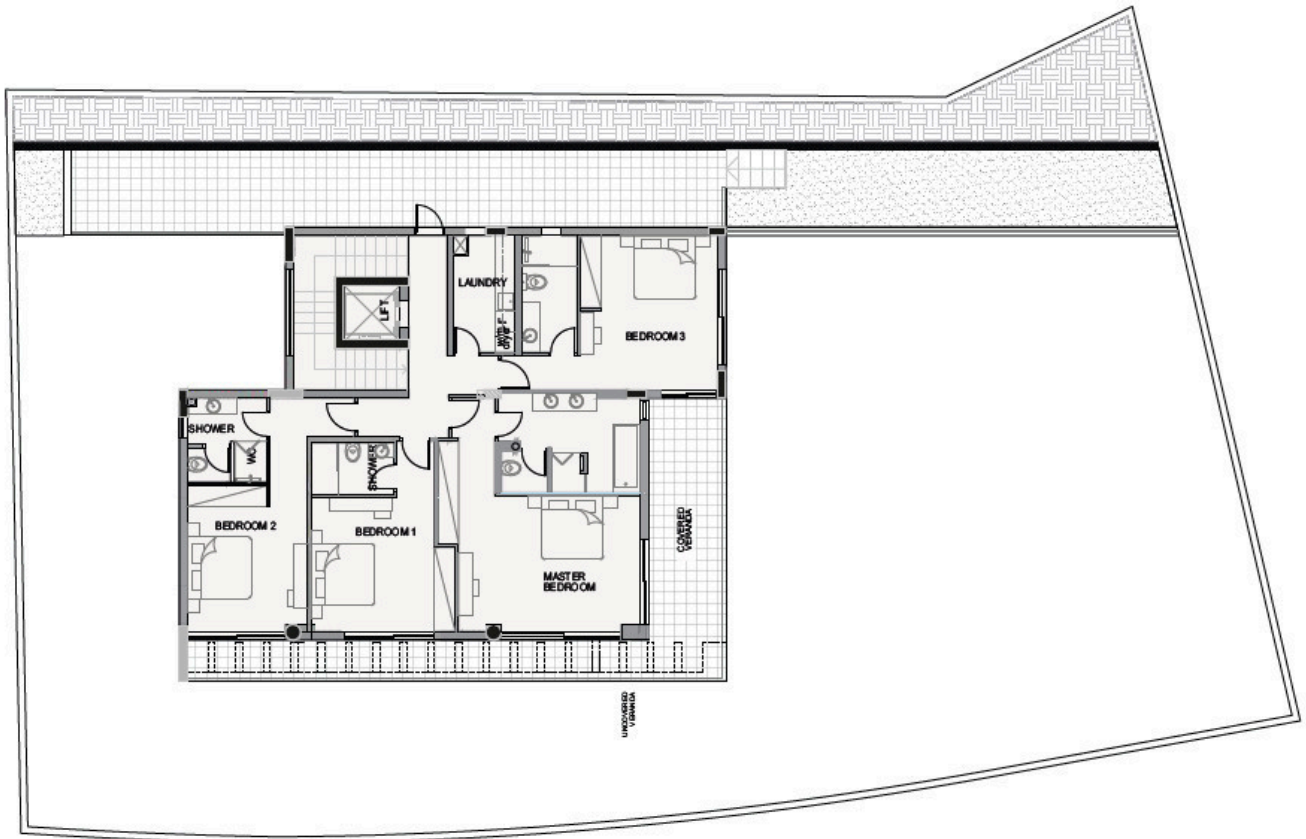
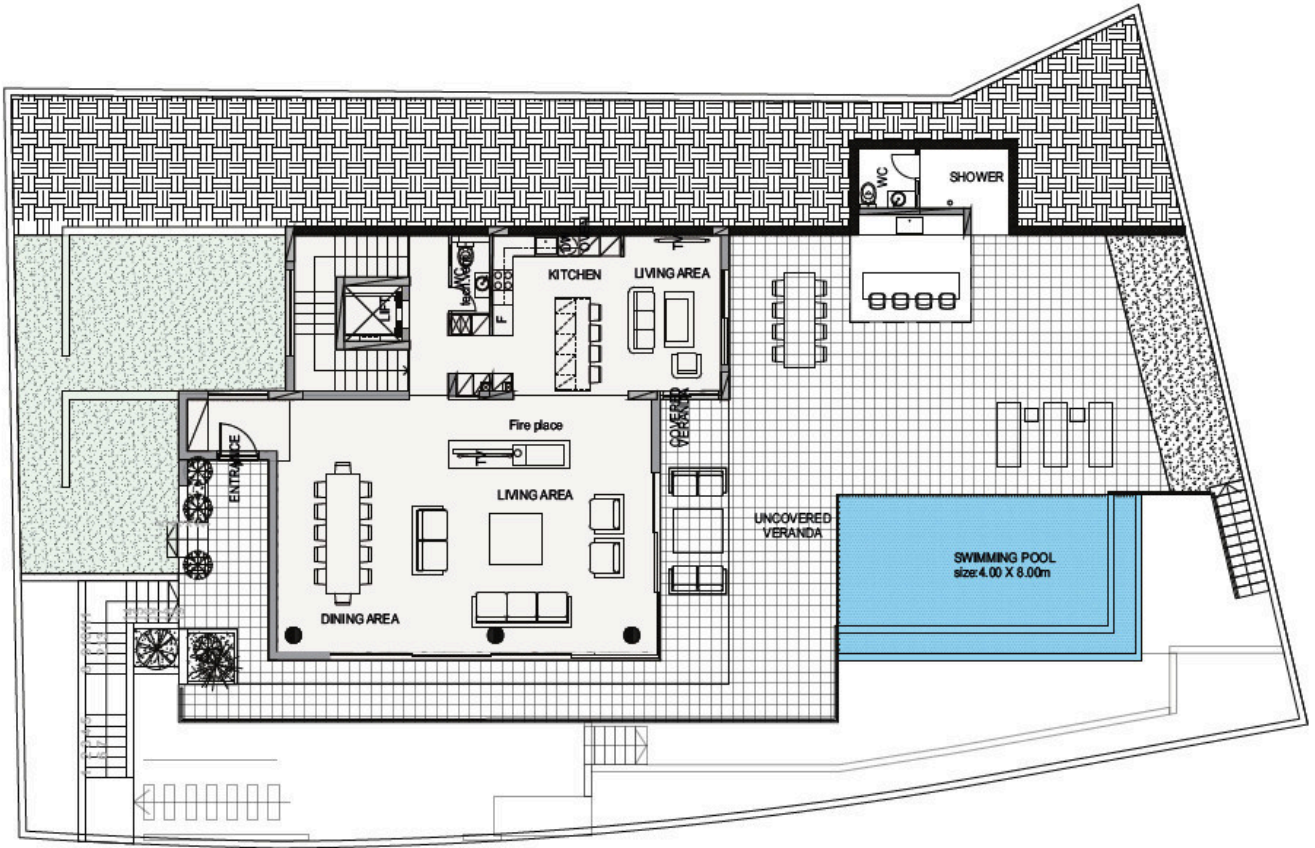
The house features a basement, a private swimming pool for sunny days, and a dedicated gym space for your fitness routine. Built with energy efficiency class A, it offers central air conditioning, underfloor heating, and an elevator for added convenience and luxury.

Agios Athanasios is a vibrant and well-developed neighborhood, known for its blend of peaceful residential streets and easy access to city amenities.

\*Location on map is indicative.



# Floor plans



# Additional information

## Facilities

Aircondition, Central system

Heating, Underfloor

Parking, Garage, double

Solar water heater

Elevator

Landscaped garden

Pool, Private

Storage

Gym

Outdoor shower

Sauna

## Features

Alarm system

Entrance gate

Indoor fireplace

Smart home automation

Barbeque

Entrance gate, automated

Laundry room

Thermal insulation

Double glazing

Fire detector

Pressurized water system

Wine cellar

## Contact us



**Katerina Athini**

✉ [katerina@cyprusdomus.com](mailto:katerina@cyprusdomus.com)

