

## 4 Bedrooms Detached Villa

**FOR SALE - € 2,500,000 + VAT EUR**



<https://www.mayfaircyprus.net/p/210217>

Prop No.	<b>210217</b>
City:	<b>Famagusta</b>
Area:	<b>Agia Napa</b>
Bedrooms:	<b>4 Bedrooms</b>
Bathrooms:	<b>6 Baths</b>
Covered area:	<b>267 m<sup>2</sup></b>
Uncovered Veranda:	<b>40 m<sup>2</sup></b>
Plot:	<b>743 m<sup>2</sup></b>
Title deeds:	<b>No</b>
Property Type:	<b>Detached</b>
Condition:	<b>New</b>

One of the most prestigious properties on the east coast of the island, beachfront with unobstructed sea view. Unique contemporary design with aesthetic architectural details. This unique property has a large plot of 743 m<sup>2</sup> and it features four en-suite bedrooms and spacious living spaces in a building area of 267 m<sup>2</sup>. En-suite master bedroom with a hydro massage tub and breathtaking sea views, en-suite guest bedrooms, large balcony, large tiled infinity swimming pool with a whirlpool / water feature, patios and garden landscaping, bar and BBQ area, shaded outdoor sitting area, two parking spaces.

This is, perhaps, the only property which is available for sale in Ayia Thekla area that has its own independent plot, as opposed to being part of a project, which offers significant practical, legal and investment advantages.

It is situated along the beach protection line, thus ensuring unobstructed sea view and direct access to the sea since nothing can be constructed in front of it, and is within walking distance from Ayia Thekla Beach, Potamos, the Ayia Napa Marina and Sun City Hotel & Spa Resort.

### Property features

- BBQ Area
- Balcony
- Basement
- Covered Parking
- Double Glazing
- En-suite
- Energy Efficient
- Garden
- Granite Worktop
- Guest W.C
- Main Bathroom
- On the Beach

### Mayfair Properties

Corner of 1 Arch Makariou III & Gr Afxentiou Ave.  
 Shop 7, Akamia Centre, 6017, Larnaca, Cyprus  
 Tel: +357 248 187 30< Fax: +357 248 187 740  
 E-mail: [info@mayfaircyprus.com](mailto:info@mayfaircyprus.com)



