

5 Bedroom Deluxe Villa in Dekelia - Pyla

FOR SALE - € 1,850,000 + VAT EUR



<https://www.mayfaircyprus.net/p/231003>

Prop No. **231003**
City: **Larnaca**
Area: **Dekelia Road - Pyla**
Bedrooms: **5 Bedrooms**
Bathrooms: **8 Baths**
Covered area: **263 m²**
Plot: **847 m²**
Title deeds: **After construction**
Property Type: **Detached**
Condition: **New**

Luxury Villa in Prime Dekelia-Pyla Tourist Area – Just 300m from the beach and the 5star hotels and opposite a green area.

Nestled in the heart of Larnaca's most prestigious seaside neighborhood, this exclusive villa offers the perfect blend of luxury, comfort, and prime location. Situated just 300 meters from the sandy beaches of Dekelia-Pyla, the property is surrounded by a vibrant beachfront strip of hotels, fine dining restaurants, cafes, a scenic park, and convenient public transport—all just a one-minute walk away.

It is a corner house that offers internal area: 263 m² of covered living space on a plot of 847 m²

Bedrooms: 5 spacious bedrooms, all with en suite bathrooms

Bathrooms: 2 guest toilets + 1 garden WC

Kitchen: Modern open-plan kitchen, dining, and living area

Outdoor Amenities: Private overflow swimming pool, landscaped garden, and a generous roof garden with sea and green area views

Parking: 2 dedicated parking spaces

Sustainability: Equipped with photovoltaic panels and certified with Class A energy efficiency

a and just 15 minutes from Larnaca's town center and shopping district, with Larnaca International Airport a short 25-minute drive away, this villa combines tranquility, accessibility, and high-end living.

Estimated Completion: Within 18 months of contract signing – a rare opportunity to secure your dream home by the sea in one of Larnaca's most sought-after residential locations.

5% VAT applicable.

Property features

- Balcony
- Close to the Beach
- Covered Parking
- Double Glazing
- En-suite
- Gazebo/Pergola
- Granite Worktop
- Guest W.C
- Main Bathroom
- Open Plan Fitted Kitchen
- Photovoltaic Panels
- Pressurized Water System
- Private Pool
- Private Roof Garden
- Roof Garden
- Solar Panels
- Store Room

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
Website: www.mayfaircyprus.com

