

4-Bedroom Seaview Villa in Gated Community in Protaras for Sale

FOR SALE - € 730,000 EUR



<https://www.mayfaircyprus.net/p/260819>

Prop No. **260819**
City: **Famagusta**
Area: **Protaras**
Bedrooms: **4**
Bedrooms
Bathrooms: **4 Baths**
Covered area: **136 m²**
Covered Veranda: **6 m²**
Year built: **2018**
Plot: **461 m²**
Title deeds: **No**
Property Type: **Detached**
Condition: **Resale**

This stunning 4-bedroom villa is located in the prestigious gated resort of Cape Greco, Famagusta, just a short walk from the beach.

Set on a generous 461 m² plot, the property offers 136 m² of covered internal space, complemented by a 59 m² private roof garden with breathtaking panoramic sea views.

Upon entering, you are welcomed into a bright and spacious open-plan living and dining area, seamlessly connected to a fully equipped kitchen. The ground floor also features a comfortable bedroom and a full bathroom, making it ideal for guests or convenient single-level living.

The first floor comprises two spacious bedrooms, each with its own en-suite bathroom and private balcony overlooking the Mediterranean Sea.

The lower ground floor offers excellent additional living space, featuring a fourth bedroom, a full bathroom, and a large storage room, making it ideal for guests, extended family, or flexible use.

Outside, the beautifully landscaped garden is filled with mature and fruit-bearing trees, creating a peaceful and private setting. The outdoor area also boasts a large private swimming pool, a built-in BBQ with preparation counter, and covered parking for at least two vehicles.

The highlight of the property is the private roof garden, offering a cozy seating area where you can relax while enjoying spectacular panoramic views of the Mediterranean Sea.

Equipped with central gas heating throughout, this exceptional villa is perfectly suited as a permanent residence, holiday home, or investment property in one of Cyprus' most sought-after coastal locations.

Property features

- Air Conditioning
- Alarm System
- BBQ Area
- Balcony
- Basement
- Central Heating
- Ceramic Flooring
- Close to the Beach
- Covered Parking
- Double Glazing
- En-suite
- Furnished
- Garden
- Gazebo/Pergola
- Guest W.C
- Main Bathroom
- Open Plan Fitted Kitchen
- Outside Shower
- Pressurized Water System
- Private Pool
- Private Roof Garden
- Sea View
- Solar Panels
- Store Room
- White Goods

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

