

4-Bedroom Villa for Sale in Protaras

FOR SALE - € 780,000 + VAT EUR



<https://www.mayfaircyprus.net/p/260884>

Prop No. **260884**
City: **Famagusta**
Area: **Protaras**
Bedrooms: **4 Bedrooms**
Bathrooms: **3 Baths**
Covered area: **220 m²**
Covered Veranda: **34 m²**
Plot: **400 m²**
Title deeds: **After construction**
Property Type: **Detached**
Condition: **New**

Situated in the desirable area of Pernera, only a few minutes' drive from the lively resort of Protaras and around 5 minutes from the beach, this beautiful 4-bedroom villa offers a wonderful combination of contemporary style, comfort, and Mediterranean living.

The villa enjoys a prime location, with sandy beaches, shops, restaurants, cafes, and entertainment options all within easy reach, while the vibrant centre of Protaras is just a short drive away.

Set on a 400 sqm plot, the property provides 220 sqm of total covered area, with well-designed interiors offering both comfort and functionality.

The ground floor features a spacious open-plan kitchen, living, and dining area, along with one bedroom and a main bathroom. The villa comprises four bedrooms in total, including a master bedroom with an en-suite bathroom, with the remaining bedrooms served by additional bathrooms.

Outside, the property offers a 34 sqm covered veranda, private parking, and a beautifully arranged outdoor area complemented by a private swimming pool.

The private swimming pool creates a relaxing outdoor retreat and further enhances the villa's appeal.

For those seeking extra outdoor space, a private roof garden is available as an optional addition, providing an ideal spot to relax, entertain, or enjoy the surrounding views.

Property features

- Balcony
- Covered Parking
- Double Glazing
- En-suite
- Energy Efficient
- Garden
- Intercom System
- Main Bathroom
- Open Plan Fitted Kitchen
- Pressurized Water System
- Private Pool
- Solar Panels

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

