

4-Bedroom Villa for Sale in Kapparis

FOR SALE - € 1,550,000 + VAT EUR



<https://www.mayfaircyprus.net/p/261052>

Prop No. **261052**
 City: **Famagusta**
 Area: **Protaras**
 Bedrooms: **4 Bedrooms**
 Bathrooms: **5 Baths**
 Covered area: **181 m²**
 Uncovered Veranda: **60 m²**
 Covered Veranda: **18 m²**
 Plot: **455 m²**
 Title deeds: **After construction**
 Property Type: **Detached**
 Condition: **New**
 Delivery Date: **September 2028**

A modern gated complex located in Kapparis, Protaras, set in a quiet residential area just 50 metres from the sea and within walking distance. The project is conveniently situated 850 metres from local amenities, 5 km from Xenion High School, and just an 8-minute drive from Paralimni city centre.

Set in an enviable location with uninterrupted sea views, the development comprises 11 contemporary villas, offering a selection of 3- and 4-bedroom residences.

Set on a generous 455 sqm plot, the 4-bedroom villa offers 181 sqm of internal area and features an open-plan fitted kitchen and living area, along with a guest WC with shower on the ground floor.

The upper floor comprises a master bedroom with an en-suite bathroom, as well as three additional bedrooms, each with its own en-suite bathroom. The villa also benefits from an 18 sqm covered veranda, a private 24.5 sqm roof garden, a private swimming pool, an outdoor shower, a BBQ area, and a covered parking space.

The project is currently off-plan, with an estimated delivery date of September 2028.

Property features

- BBQ Area
- Ceramic Flooring
- Close to the Beach
- Covered Parking
- Double Glazing
- En-suite Garden
- Granite Worktop
- Guest W.C
- Intercom System
- Open Plan Fitted Kitchen
- Outside Shower
- Pressurized Water System
- Private Pool
- Private Roof Garden
- Sea View
- Solar Panels

Mayfair Properties

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