3plus1-Bedroom House for Sale in Geri

FOR SALE - € 455,000 + VAT EUR



https://www.mayfaircyprus.net/p/261383

Prop No.	**261383**
City:	**Nicosia**
Area:	**Geri**
Bedrooms:	**3 Bedrooms**
Bathrooms:	**3 Baths**
Covered area:	**154 m^2**
Covered Veranda:	**33 m^2**
Plot:	**262 m^2**
Title deeds:	**After construction**
Property Type:	**Detached**
Condition:	**New**
Delivery Date:	**20 Months**

A contemporary residential development ideally situated in the heart of Geri, Nicosia, within a quiet residential neighbourhood on the boundaries of two municipalities and just 500 metres from Athalassa National Forest Park.

The development enjoys a strategic location, offering excellent connectivity to the city's main road network and easy access to the motorways linking Nicosia with Larnaca and Limassol.
It is also conveniently located close to the capital's largest green space, Nicosia General Hospital, major shopping centers, the University of Cyprus and the south-eastern suburbs of Nicosia.

The project comprises a collection of modern houses, offering a selection of 3+1-bedroom layouts.

Set on a plot of 262 sqm, this 3+1-bedroom residence offers 154 sqm of internal covered areas.
The ground floor features a spacious open-plan kitchen and living area, an additional room ideal for use as a home office, and a guest WC.
The first floor comprises a master bedroom with an en-suite bathroom, two additional bedrooms and a main family bathroom.

The property further benefits from a covered veranda of 33 sqm, providing an ideal outdoor space for dining and relaxation, as well as a covered parking space and a private storeroom.
The project is currently under study, with an estimated delivery of 20 months following the issuance of the required permits.

Property features

- Balcony
- Covered Parking
- Double Glazing
- En-suite
- Guest W.C
- Intercom System
- Main Bathroom
- Open Plan Fitted Kitchen
- Photovoltaic Panels
- Play Room / Office
- Pressurized Water System
- Solar Panels
- Store Room

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