

DP01081/DRE_2038

Luxury Villa in Panthea, Limassol in Agios Athanasios, Limassol

Agios Athanasios, Limassol Villa

Price

€1,800,000

* Not Subject to VAT

Description

The asset is a Luxurious villa, set in an uncrowded and peaceful area situated in one of the most prestigious location, Panthea, Agios Athanasios Municipality, Limassol district. This luxurious villa, with approximately 695 m² internal area, consists of two levels with a total of five (5) bedrooms. The ground floor includes a spacious foyer through the big covered veranda and the main solid wooden entrance door, a dining - living room leading to the open plan lounge room with a fireplace, featuring high ceilings, the kitchen area, laundry room, guest toilet. Walking up the solid wood staircase with a stainless steel rail you find a spacious corridor leading to the bedrooms (provision for a lift connecting the ground level to the first floor). There are five (5) spacious bedrooms, two of them En-suite. The Grand Master Bedroom has built-in wardrobes and a bathroom with a grand soaking tub, marble counter top and sink. The Three Bedrooms share a full bathroom with large built in wardrobes. The fifth Bedroom has a large built in wardrobe area with a spacious full bathroom area. The bathroom of the Grand Master Bedroom and of the Three Bedrooms have a chute which leads to the laundry room on the ground floor. On the top level the spacious attic that can become a gym/playroom/storage/etc. The asset has Double Glazed windows with Solid Wood and mosquito nets. Further more there is Solid Wooden Parquet flooring. The villa is air-conditioned and has Central Heating with Radiators (Central Thermostat controls for multi-zones) trough out. The backside of the villa includes the Parking area with covered area for 4 cars plus 3 uncovered parking area and an ancillary service room with a bathroom, a storage room and the boiler room. Externally there is a Bar - Barbecue Area, that includes a small kitchenette, a changing room and a swimming pool bathroom. The swimming pool is Overflow (6 m x 12 m) and all around there is an extensive mature garden with installed Automatic Irrigation System (Borehole) planted with trees, shrubs, citrus fruit trees which are natural to the island stretching at the front of the building along the retaining walls. The villa is built with the finest materials available in the market with great attention given to details. It is constructed in concrete reinforced foundations with steel beams and the finishing material paint while the roof is a pitched roof with red clay roof tiles set on board and wooden joists. The property is c. a 10 minutes drive from Limassol city center and c. 1.2 km from The Grammar School, Limassol. The immediate area is characterized by many high quality Residential Villas many vacant and close to many amenities.

Bathrooms

3

Furnished

Yes

Covered Verandas

37.65 m²

Energy Class

0

Floor

0

Property Details

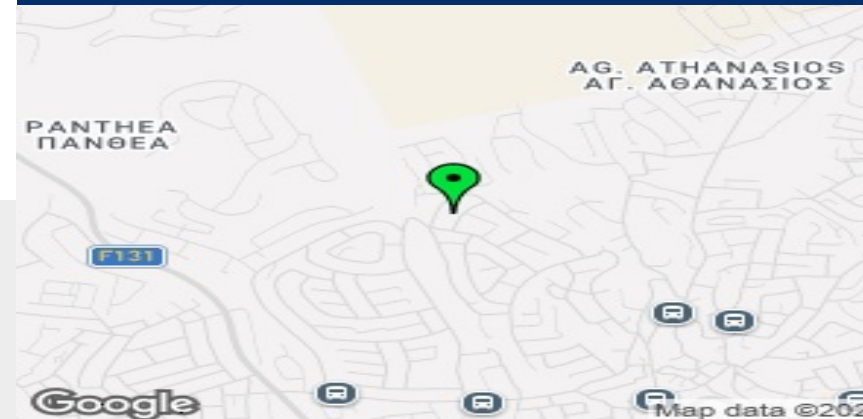
☒ Air Conditioning	☒ Fireplace	☒ Guestroom	☒ Storage room	☒ Solar Heater
☒ Alarm System	☒ Barbeque Area	☐ Basement	☒ Shower	☐ Photovoltaic System
☒ Ensuite Toilet	☒ Swimming Pool	☒ Dining Room	☐ Gym	☒ Garden
☐ Jacuzzi	☒ Double Glaze Windows	☐ Showroom	☒ Kitchen	☒ Near Beach
☒ Central Heating	☒ Roof Garden	☒ Barbeque Area	☐ Spa	☒ Near Public Park
☒ City View	☐ Countryside	☐ Raised Floor		



Modern Home For Modern Life



Location:





Get In Touch

📍 27, Diagorou Str. 4th Floor, 1097 Nicosia, Cyprus

🌐 delfiproperties.com.cy

✉ info@delfiproperties.com.cy

📞 [80070008](tel:80070008)

📞 [+357 22 000093](tel:+35722000093)

Disclaimer

Delfi Properties and Delfi Real Estate, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Delfi Properties have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.