



SUPERIOR REAL ESTATE - CYPRUS

93 Georgiou A4048 Potomos Germasogeias Shop 4, S&K Stylianou, Limassol

Free phone (Local): 8000 8000, Tel: +357 2531 2728, Fax: +357 2531 2147

Reference No. LI-5219



4 BDR villa for sale in Amathus

EUR 0

City: Limassol

Area: Amathus

Type: Villa

Bedrooms: 4

Bathrooms: 4

Pool: Private

Plot: 401m2

Covered: 245m2

Title deeds: Yes

Sale type: Resale

Kitchen: Fully equipped

Furnished: Yes

Parking: Private Covered

Views: Pool views

* Amathusia Area * 100 meters to the beach * Close to Amara Hotel * Close to all amenities * Gated Complex * Villa * 3 levels * Covered Area 245m2 * Plot 401m2 * 2 bedrooms en-suite with fitted wardrobes * 2 bedrooms with fitted wardrobes * Open plan fully equipped kitchen * Dining Area * Living Room * Fireplace * Cinema hall * Air Conditioning * Heating System * Solar Panels * Marble floors in common areas * Laminate flooring in bedrooms * BBQ Area * Private Swimming Pool * Covered/Uncovered veranda * Sunbeds Area * Private Covered Parking * Garden * Communal swimming pool, GYM, sauna, relaxation areas, playground for children *

The gated building located in Amathus Area, 100 meters to the Amara Hotel and sandy beach, walking promenade, close to all amenities (shops, hypermarkets, fruit and vegetable market, wine stores, pharmacy, beauty and SPA salon, banks, tavernas, restaurants, coffee shops, bakeries, etc.).

The beach has fine sand and relatively shallow waters, making it ideal for children to play, as well as for sporting activities. The best time to visit this beach is either early in the morning, when the waters are wonderfully calm, or at sunset, in order to enjoy the colorful reflections in the water.

The 3 level villa comprises with Covered area of 245m2, and Plot 401m2:

Basement 68m2) - Bedroom with a folding bed, shower room, a cinema hall;

First Floor - Open plan fully equipped kitchen (fridge/freezer, dishwasher, built-in electric oven,

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electric cook, cooker hood) with dining room, lounge area with fireplace (marble floors), bedroom with fitted wardrobes, shower room;

Second Floor - 2 bedrooms en-suite with fitted wardrobes (laminated floors).

Also, it has Air Conditioning, Household appliances, Central Heating System (Diesel), Solar Panels, and Private Parking (Carport under canopy).

Also, the villa offers privacy to enjoy it at a Covered Veranda 24m², Open verandas 58m², BBQ Area, Private swimming pool, and garden.

The complex offers for the residents a communal swimming pool, GYM, relaxation area, communal parking, BBQ Area, Sauna, Jacuzzi, playground for children.

We are excited to welcome you to the villa!

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