



## SUPERIOR REAL ESTATE - CYPRUS

Shops 3-6, Laiki Bank Complex, 10 Apostolou Pavlou Ave, 8046, Paphos  
Free phone (Local): 8000 8000, Tel: +357 2695 5554, Fax: +357 2693 0610

Reference No. S-14635



### 4 BDR villa for sale in Saint George

**EUR 4,300,000**

City: Paphos  
Area: Saint George  
Type: Villa  
Bedrooms: 4  
Bathrooms: 4  
Pool: Private  
Plot: 1337m2

Covered: 488m2  
Title deeds: Yes  
Sale type: New  
Kitchen: Fully equipped  
Furnished: Yes  
Parking: Private Covered  
Views: Sea views

Delivery date: 2021

\* WATERFRONT PROPERTY \* Exclusive resort \* 4 bedroom villa with basement \* Super luxury finishes \* Contemporary design \*

This modern Luxury Villa is part of a prestigious development, which enjoys spectacular sunsets and panoramas – views maximised by the villa's design. The area's sea caves and pure waters make it one of the most idyllic stretches of the Mediterranean coast, perfect for swimming and diving.

The villas are contemporary in style and designed with timeless elegance. A gentle slope towards the sea affords every house a spectacular view.

Owners can 'live' the local culture and its history through rich and luxury materials. From the lower-ground floors to the balconies, local colours and flavours have been incorporated: stone, wood, plants and mosaics.

The villas also play with light and shade, blurring the edges between inside and outside space and making opulent living areas as if they're part of the spectacular landscape. All villas are serviced by a reputable operator who will also run the rental of your villa on request.

The villas are exemplars of luxury living. Residents can while away hours in their private pool or

**Call +357 2695 5554 or email [paphos@cyprus-realestate.net](mailto:paphos@cyprus-realestate.net) for more information**

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Jacuzzi, unwind in their sauna or enjoy the latest films in their state-of the art home cinema. Wine cellars, sculpture courts and well-equipped gyms are also key features.

All materials are extremely high quality, from natural stone floors and glass mosaic tiles to hardwood screens and marine grade aluminium windows. Products and appliances have to earn their place too: only the best brands are being used with the likes of Villeroy & Boch, Grohe, Poggenpohl, Duravit, Daikin and Crestron exuding quality and style.

- PLOT SIZE : 1337 m<sup>2</sup>
- TOTAL VILLA AREA : 488 m<sup>2</sup>
- Including basement
- 4 BEDROOMS EACH WITH EN-SUITE
- 24 HOUR SECURITY SERVICE
- BEAUTIFUL LANDSCAPED GARDENS
- DOUBLE CAVITY WALLS
- DOUBLE GLAZING ALUMINIUM WINDOWS AND PATIO DOORS
- ITALIAN KITCHENS
- TOP OF THE RANGE ELECTRICAL APPLIANCES
- MARBLE FLOORS
- EUROPEAN OAK PARQUET FOR ALL BEDROOM FLOORS
- MARBLE TILING ON FLOORS AND WALLS OF ALL BATHROOM
- WATER PRESSURE SYSTEM
- VRV AIR CONDITIONING UNITS
- ALARM SYSTEMS
- INTERCOM WITH CAMERA
- SATALITTE SYSTEM
- RUSTIC EFFECT RENDERING
- NATURAL STONE DECORATION
- CELLAR
- BASEMENT
- WALK IN CLOSETS
- MAIDS QUARTERS
- PARKING FOR 4 CARS

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