

#1089

4 Bed Beach-Front Detached Villa

📍 Ayia Thekla, Famagusta

€2,500,000 +VAT





Overview

Specifications

Bedrooms

 4

Bathrooms

 1

Covered

 267 m²

Type	Detached Villa
Showers	4
Toilets	6
Plot	743 m²

Covered veranda	40 m²
Status	Under construction
Furnished	Unfurnished
Facade	Concrete

Description

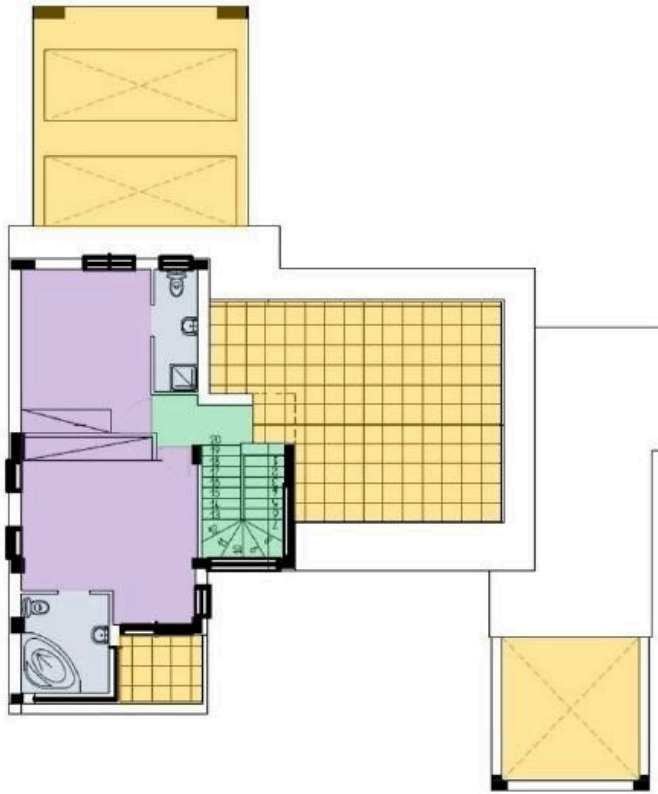
Ayia Thekla Beachfront Residence, with its impressive contemporary design and exceptional building specifications, offers sheer luxury only meters from the crystal-clear waters of the Mediterranean Sea. The plot is situated along the beach protection line, thus ensuring unobstructed sea view and direct access to the sea since nothing can be constructed in front of it, and is within walking distance from Ayia Thekla Beach, Potamos National Park and the Ayia Napa Marina.

The Residence

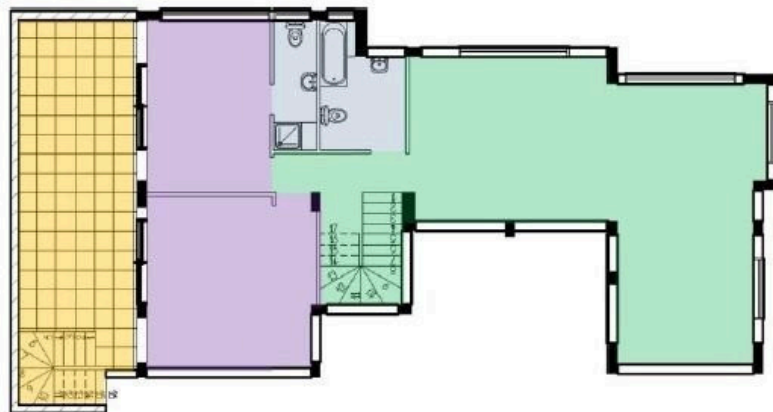
- 4 bedrooms
- 1 en-suite master bedroom with a hydro massage tub overlooking the sea
- 3 en-suite guest double bedrooms
- Spacious living and kitchen area
- Optional lower ground floor (LGF) - approximately 120 m² - number of alternative internal layout options with additional rooms (e.g. gym, games room, sauna, laundry room, cellar and storage).
- Building area: 267 m² (or 387 m² with the LGF).
- Patios and garden landscaping
- Bar and BBQ area



Floor plans



Architectural Plans
FIRST FLOOR



Architectural Plans
LOWER GROUND FLOOR
Typical Layout
(OPTIONAL)

NOTES:

1. The architectural drawings of this brochure are not drawn to scale and the dimensions provided are for guidance only. For detailed information please refer to the approved architectural drawings.
2. Colours and materials are shown in the brochure are based on the artist's impression and may differ from the actual.
3. The information provided in this brochure might change at any time without notice



Additional information

Facilities

Aircondition, Split system

Pool, Private, overflow

Storage

Heating, Provision

Solar photovoltaic panels

Parking, Covered

Solar water heater

Features

Alarm system

Central sound system

Easy access to highway

En suite shower

Granite countertops

Linen room

Modern design

Pressurized water system

Sea view

Barbeque

Ceramic tiles

Easy access to main roads

Fitted wardrobes

Guest WC

Luxury specifications

Parquet flooring

Quiet area

Thermal insulation

Central satellite system

Double glazing

En suite bathroom

Garden, large

Kitchen appliances

Marble flooring

Pool bar

Sea front

Walking distance to beach

Distances

Amenities

 3 km

Airport

 42 km

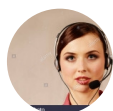
Sea

 600 m


Schools

 7 km

Contact us



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