

#3909

5 Bedroom Villa Partial Sea Views For Sale Ayios Athanasios Limassol

📍 Agios Athanasios, LIMASSOL

€1,250,000





Overview

Specifications

Bedrooms	Bathrooms	Covered
 5	 3	 295 m ²

Type	Detached Villa	Status	Resale
Toilets	3	Year of construction	2010
Plot	604 m ²	Energy efficiency rating	 Exempt

Description

Exceptional 5 Bedroom Family Home in Sfalagiotissa / Ayios Athanasios

Situated in the highly desirable and peaceful neighborhood of Sfalagiotissa, Ayios Athanasios, this impressive residence offers the ideal blend of spacious family living, tranquility, and ultimate convenience. Located just a 2-minute drive from Foley’s Private English School, the German Oncology Center, and a vibrant local high street packed with amenities, you enjoy easy access to everything you need without the hassle of city traffic. Built in 2010 on a generous 604 m² plot, this property features 292 m² of total covered area (including a ~30 m² secure lock-up garage) and ~260 m² of pure internal living space.

Key Features & Layout

GROUND FLOOR

- Open-Plan Living & Dining: Light-filled living environment featuring a dedicated TV seating area and a distinct, open-concept lounge cleverly partitioned by the central staircase.
- Kitchen: Fully equipped kitchen complete with premium granite worktops.
- Flexible 5th Bedroom / Office: Convenient downstairs room with fitted wardrobes, mosquito nets, and an ensuite shower and toilet—ideal as a home office, guest room, or fifth bedroom.
- Guest Cloakroom: Conveniently located near the entrance/staircase.
- Mosquito nets on all windows

FIRST FLOOR (4 Bedrooms)

- Very large Master Suite eaturing a walk-in wardrobe and direct access to a large, covered southeast-facing veranda with sea views. Equipped with a jet bath, separate shower, and a heated towel rail.
- Additional 3 Bedrooms: Two large bedrooms and one smaller bedroom, all fitted with ample wardrobe space and
- Family Bathroom: Generously sized, featuring a deep soaking bath, separate shower, bidet, and heated towel rail.
- Upstairs Kitchenette: Perfect for morning coffee or late-night convenience without heading downstairs.
- . All rooms fitted with mosquito nets

OUTDOOR

Additional information

Facilities

Aircondition, Split system	Heating, Central	Indoor pool, Private, heated
Parking, Garage	Pool, Private, heated	Solar water heater
Storage		

Features

Balcony, back	Sea view	Spacious rooms
---------------	----------	----------------

Distances

Amenities  2 km	Sea  4 km	Public transport  2 km
Schools  1 km		