

#7303

# 4 Bed Detached Villa For Sale Limassol

📍 Agios Athanasios, Limassol





€1,170,000 +VAT





# Overview

## Specifications

Bedrooms	Bathrooms	Covered
 4	 4	 374.18 m <sup>2</sup>
Type	Detached Villa	
Toilets	5	
Plot	443.7 m <sup>2</sup>	
Status	Off plan	
Energy efficiency rating	 A	

## Description

For sale a luxury 5 bedroom villa located in one of the most prestigious developments of Agios Athanasios, Limassol.

The contemporary and functional design of the residence will offer the future homeowners all comforts to be able to enjoy their home in a tranquil setting. The villa comes with its own private swimming pool, large indoor and outdoor spaces, and covered verandas.

The proximity to the city centre, to nearby public and private schools, to healthcare units, and to the high-way connecting all cities is one of the major advantages for the residents.

Delivery Date: 24 months from signing sales contract.

# Floor plans

## Villa Type U-F

Villa 40  
4 BEDROOMS



LOWER GROUND FLOOR



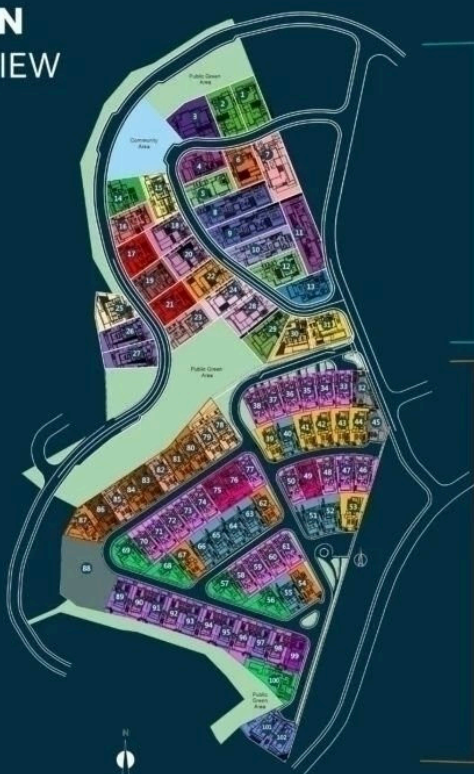
UPPER GROUND FLOOR

Disclaimer : Please note that drawings plans illustrated are for marketing purposes and should be used only as a guide. All efforts have been made to ensure their accuracy at the date of print. Please refer to architectural drawings for more accurate information on a particular property. Contact us for more information at [info@antiddevelopers.com](mailto:info@antiddevelopers.com)

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## MASTERPLAN THE VIEW

70 Villas in a Unified Development  
31 Villas in Individual Plots



### VILLAS IN INDIVIDUAL PLOTS

#### Villa Types

- Type A Villa 21
- Type B Villa 6
- Type C Villa 30
- Type D Villas 8 / 9
- Type E Villas 12 / 20
- Type F Villa 13
- Type G Villa 14
- Type H Villa 7
- Type I Villa 11
- Type J Villa 3
- Type K Villa 4
- Type L Villas 22 / 27
- Type M Villas 1 / 2
- Type N Villa 29
- Type O Villas 17 / 21
- Type P Villa 19
- Type A1 Villa 15
- Type B1 Villa 22
- Type B2 Villa 30
- Type B3 Villa 25
- Type D1 Villa 10
- Type E1 Villa 26
- Type E2 Villa 18
- Type M1 Villas 5 / 12
- Type P1 Villa 23

### UNIFIED DEVELOPMENT

#### Villa Types

- Type U-A Villas 39 / 41 / 42 / 43 / 44 / 50
- Type U-B Villas 54 / 40 / 47
- Type U-C1 Villas 63 / 66
- Type U-C2 Villas 61 / 64
- Type U-C3 Villa 60
- Type U-C4 Villas 62 / 65
- Type U-C5 Villa 67
- Type U-D1 Villas 48 / 50 / 56 / 60 / 70 / 72 / 74 / 76
- Type U-D1(a) Villas 51 / 55
- Type U-D1(b) Villa 57
- Type U-D1(c) Villas 46
- Type U-D2 Villas 67 / 69 / 63 / 71 / 73 / 75 / 77
- Type U-D2(a) Villas 54 / 56 / 59
- Type U-D2(b) Villas 58
- Type U-E Villas 49
- Type U-F Villas 40 / 51 / 52 / 53 / 63 / 64 / 65 / 66
- Type U-G Villas 56 / 57 / 59 / 68 / 70 / 73
- Type U-H1 Villas 68 / 69 / 70 / 71 / 72 / 73
- Type U-H1(a) Villa 69
- Type U-H2 Villas 60 / 70 / 74 / 76 / 78
- Type U-I Villas 101 / 102
- Type U-J1 Villa 52
- Type U-J2 Villa 45
- Type U-K Villas 78 / 79

NOTE: All the information in this presentation is indicative

# Additional information






## Facilities

Aircondition, Provision	Heating, Provision	Landscaped garden
Parking, Underground	Pool, Private	Solar water heater

## Features

Double glazing	Easy access to highway	Easy access to main roads
En suite shower	Ground floor bedroom	Guest WC
Luxury specifications	Modern design	Veranda

## Distances

Amenities  500 m	Airport  60 km	Sea  5 km
Public transport  300 m	Schools  500 m	