

#23049

FOR SALE



## Famagusta, Agia Thekla

184.28 m<sup>2</sup> Covered | 4 Bedrooms | 5 Bathrooms



### Description

€574,000 <sup>+VAT</sup>

Four-bedroom, off-plan, detached villa for sale in Ayia Thekla area - Sotira Municipality.

This exclusive new development consists of 20 spacious detached villas, located within close proximity of the new Ayia Napa Marina and only a walk away from the beach.

The interior of the villa consists of a living room, a semi-separate kitchen/dining area and a bathroom with a shower on the ground floor, four spacious bedrooms with private en-suite bathrooms and a covered terrace.

Stepping out of the villa you find a covered veranda with a BBQ area, a private swimming pool and an outdoor shower.

- Total covered internal area: 184.28m<sup>2</sup>

- Internal area: 153.66m<sup>2</sup>

| TYPE                     | Villa                 |
|--------------------------|-----------------------|
| BEDROOMS                 | 4                     |
| BATHROOMS                | 5                     |
| COVERED                  | 184.28 m <sup>2</sup> |
| PLOT                     | 546 m <sup>2</sup>    |
| STATUS                   | Off plan              |
| ENERGY EFFICIENCY RATING | A                     |
| YEAR OF CONSTRUCTION     | 2026                  |
| TITLE DEED               | Land                  |



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