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Agios Georgios 3 Bedroom Villa in Great Neighbourhood

€350,000

📍 Agios Georgios, Paphos District, South Cyprus, Cyprus



Description

This beautifully presented 3-bedroom detached villa is located in a quiet residential cul-de-sac in the exclusive location of Agios Georgios. The area, well known for its luxury properties, is very popular for those who love to be near nature and enjoy walking and/or cycling. It has a quaint harbour, selection of local tavernas, international school and the beautiful Akamas Peninsula nearby, all of which are within easy walking distance.

The property boasts many additional features including gas central heating, pressurised water system and energy-efficient photovoltaic panels ensuring low energy bills. It has plenty of natural light and is tastefully decorated in neutral tones with good quality fittings and finishes throughout.

The living accommodation on the ground floor features a comfortable lounge, guest WC and attractive family size kitchen. Whilst open plan in design, a decorative archway nicely separates the individual living spaces. Sliding patio doors in the lounge provide easy access to the outdoor leisure areas.

The fully fitted spacious kitchen is a particular highlight and with its fabulous dining space is ideal for family gatherings and parties. There is direct access from here to a covered veranda providing a nicely shaded seating area in the hot summer months.

Upstairs are three double size bedrooms, all with fitted wardrobes and a family size bathroom accessed directly off the hallway. The master bedroom benefits from an en-suite shower room and direct access to a large balcony ideal for relaxing and enjoying the sunshine.

The outside leisure space includes a crystal salt water 8 metre x 4 metre swimming pool with solar heated pump, pool cover, roman steps, surrounding sunbathing terrace and pool shower. The mature landscaped garden is filled with vibrant plants and shrubs including sweet jasmine with its wonderful fragrance.

To one side of the property, a gated driveway with covered carport offers parking for two cars, whilst a barbecue area with sailcloth shading provides an ideal spot to entertain friends and family. On the far side is a tiled veranda and alternative seating area.

The property certainly has lots to offer with its exclusive location, spacious plot and well-designed accommodation. Ideal as both a holiday home and/or residence, it comes furnished and has title deeds.

Other Features

Covered Area: 123 sqm plus 20 sqm covered verandas & 27 sqm uncovered verandas

Bathrooms: 2 plus guest toilet

- BBQ Area with Sail Cloth Shading
- Bordered by Green Area
- External Lighting, Security Lighting, CCTV, Power Sockets & Storage
- Floor-to-Ceiling Wall Tiles (in bathroom & guest toilet)
- Furnished (with the exception of some personal pieces)
- Graphiata External Wall Finish
- Heated Towel Rails (in bathrooms & guest toilet)
- Internal Under-Stairs Storage Cupboard (accessed via kitchen)
- Kitchen Appliances – Built-in Oven, Cooker Hood, Ceramic Hob, Fridge/Freezer, Microwave, Washing Machine, Dishwasher & Wine Fridge
- Photovoltaic System
- Salt Water 8 metre x 4 metre Swimming Pool (heated with solar heat pump, pool cover, roman steps, sunbathing terrace & shower)
- Security Alarm System with CCTV Cameras
- Sun Awnings (2)

Detail

Property ID: 101-1077	Bedrooms: 2
Price: €350,000	Bathrooms: 2
Property Size: 123 Sqm	Property Type: Villas
Land Area: 360 Sqm	Property Status: For Sale, New Listing

Features

- ✓ [Air Conditioning](#)
- ✓ [Balcony](#)
- ✓ [BBQ Area](#)
- ✓ [Blinds](#)
- ✓ [Carport](#)
- ✓ [CCTV Camera System](#)
- ✓ [Ceiling Fans](#)
- ✓ [Central Heating_\(gas\)](#)
- ✓ [Cul de Sac Setting](#)
- ✓ [Double Glazed Windows](#)
- ✓ [Fitted Wardrobes](#)
- ✓ [Floor to Ceiling Tiling in Bathroom\(s\)](#)
- ✓ [Gated Driveway](#)
- ✓ [Granite Worktops](#)
- ✓ [Graphiata Finish](#)
- ✓ [Guttering](#)
- ✓ [Heated Towel Rail](#)
- ✓ [Immersion Heater](#)
- ✓ [Kitchen Appliances](#)
- ✓ [Light Fittings](#)
- ✓ [Low Maintenance Landscaping](#)
- ✓ [Mature Garden](#)
- ✓ [Neighbourhood Views](#)
- ✓ [Photovoltaic System](#)
- ✓ [Pressurised Water System](#)
- ✓ [Security Lighting](#)
- ✓ [Security Locks](#)
- ✓ [Solar Heated Water](#)
- ✓ [Storage](#)
- ✓ [Sun Awning](#)
- ✓ [Swimming Pool](#)
- ✓ [Tiled Floors](#)
- ✓ [Title Deeds](#)
- ✓ [Verandas](#)

☑ [Water Softener](#)