



Reference 11449

4 Bed Detached Villa with roof garden in Pyla, Larnaca

**€678,000** +VAT

Pyla, Larnaca

4 Bedrooms

4 Bathrooms

188.6 m<sup>2</sup> Covered

## Description

- 4 bedrooms
- 4 W/C
- Internal Area 188.6m<sup>2</sup>
- Covered Verandas 14.7m<sup>2</sup>
- Uncovered Verandas 28m<sup>2</sup>
- Plot Area 351m<sup>2</sup>
- Covered Parking
- Swimming Pool Optional
- Photovoltaic Panels
- Energy Efficiency "A"

Plot	351 m <sup>2</sup>
Covered veranda	14.7 m <sup>2</sup>
Uncovered veranda	28 m <sup>2</sup>
Parking spaces	2
Energy efficiency rating	A
Year of construction	2028
Status	Under construction



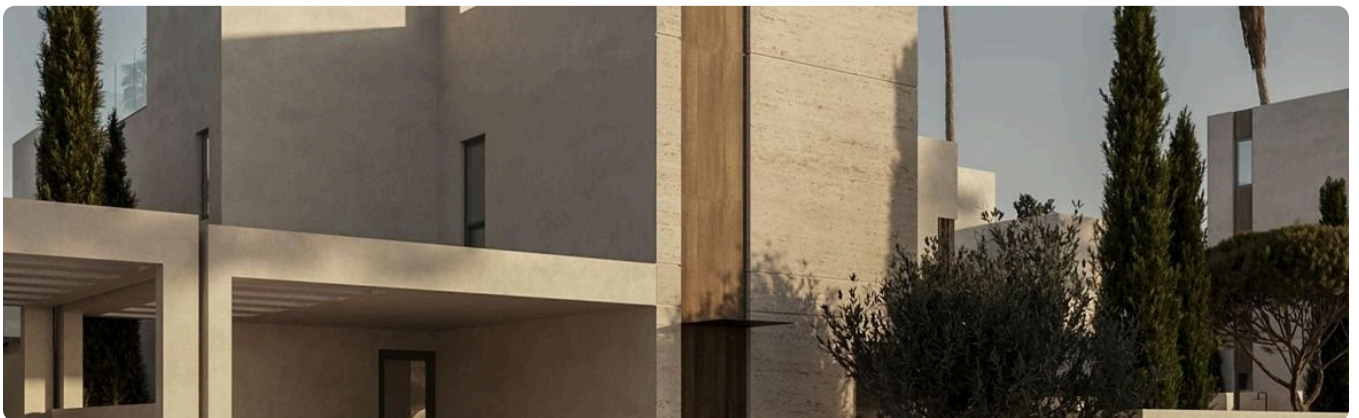
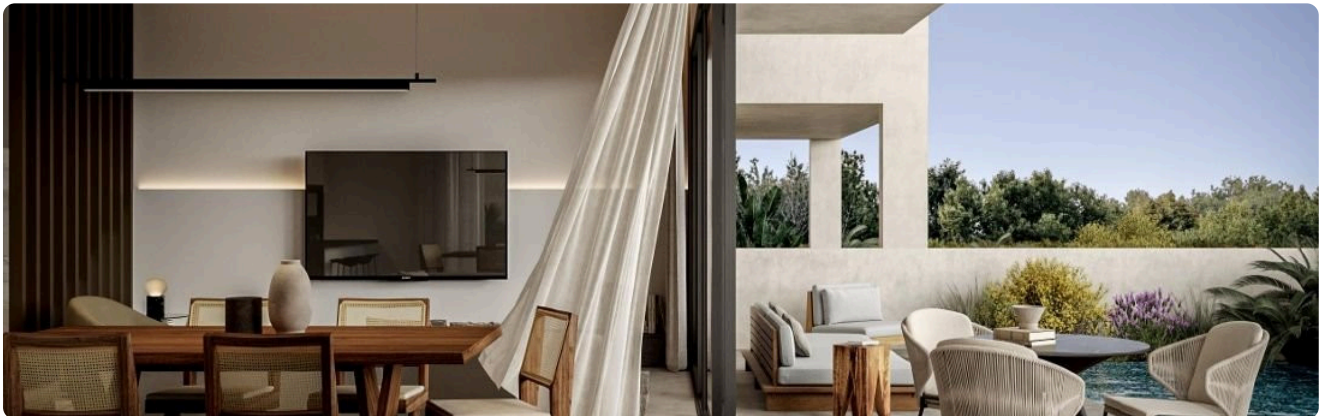
## Facilities

- ✓ Aircondition · Provision
  - ✓ Parking · Covered
  - ✓ Pool · Optional
  - ✓ Solar water heater
  - ✓ Solar photovoltaic panels
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## Features

- ✓ Guest WC
  - ✓ Veranda
  - ✓ Ground floor bedroom
  - ✓ Ceramic tiles
  - ✓ En suite shower
  - ✓ Luxury specifications
  - ✓ Modern design
  - ✓ Near amenities
  - ✓ Roof garden
  - ✓ Marble stairs
  - ✓ Double glazing
  - ✓ Open plan
  - ✓ Garden
  - ✓ Internal stairs
  - ✓ Electric car charger (provision)
  - ✓ Pipe-in-pipe plumbing system
  - ✓ Shutters, electric (provision)
  - ✓ Thermal insulation
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## Gallery







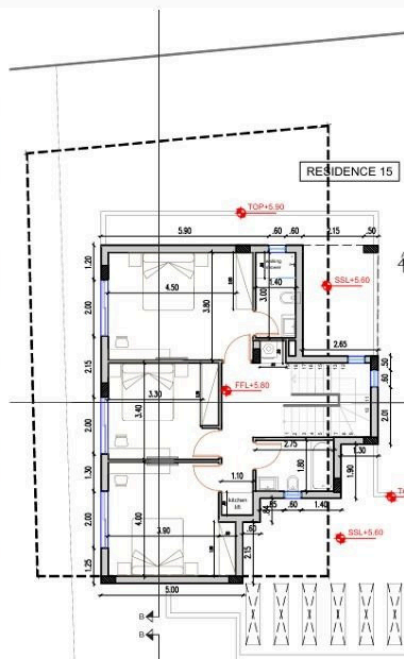




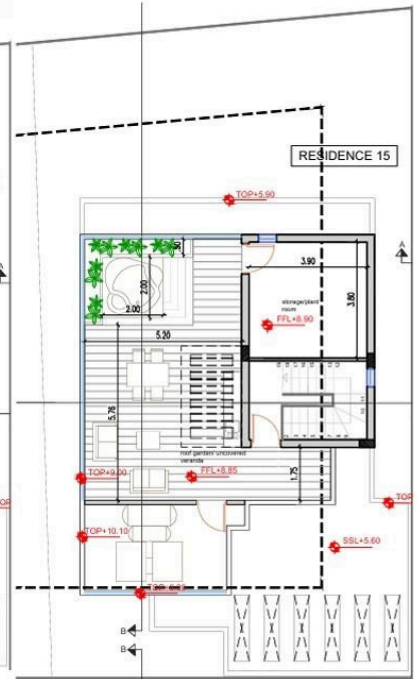
# Floor plans



Ground floor



First floor



Roof garden

# MASTERPLAN



PHASE B

PHASE A

