

Reference 1355

## New 3 bed House In Carlsberg-Kallithea

# €269,000

Kalithea / Carlsberg, Nicosia	3 Bedrooms	3 Bathrooms	172 m <sup>2</sup> Covered

### Description

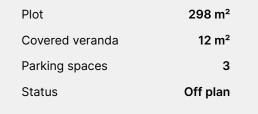
#### SOLD

3 bedrooms
3 W/C
Internal Area 160m2
Covered Verandas 12m2
Modern Architecture
Underfloor Heating
Energy Efficiency "A"

New build (under construction) luxury semi-detached houses in a nice area in Kalithea -Carlsberg.

A residential development for contemporary houses in half plots, situated in a newly-established suburb of Nicosia with excellent access towards the motorway and the city centre.

The development combines trendy architecture and green







technologies, to create middle-class housing that is affordable, contemporary and friendly to the environment. Two-storey house with covered parking space, open-plan livingdining-kitchen on the ground floor plus guest WC. Covered and uncovered verandas. 3 bedrooms on the upper floor the one with en suite bathroom and a main full bathroom. Externally they have a front and rear garden - courtyard. Double glazed-windows, provision for under floor heating, AC/ split units, solar system and photovoltaic system 3KW installed. The house is energy saving category "A".

- House Consists of :
- -3 Beds
- -3 Baths
- -172m<sup>2</sup> Internal Areas
- -298m<sup>2</sup> Land





## Facilities

✓ Heating · Underfloor
 ✓ Parking · Covered
 ✓ Storage
 ✓ Solar water heater
 ✓ Solar photovoltaic panels

### Features

- 🧹 Guest WC
- En suite Bathroom
- Kitchen appliances
- Open plan
- Municipal water/sewage

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Granite countertops

Connected to electric mains

Modern design

Alarm system

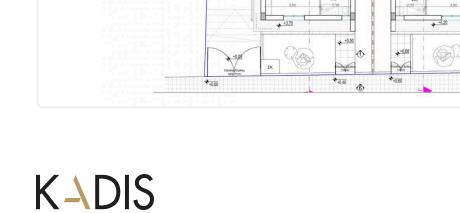
Thermal insulation





# Floor plans





ESTATES



+1,00

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-11

