



Reference 15248

## 3 Bed Semi-Detached House in Geri

**€310,000** +VAT

Geri, Nicosia

3 Bedrooms | 3 Bathrooms | 151 m<sup>2</sup> Covered

### Description

- 3 bedrooms
- 3 W/C
- Internal Area 151m<sup>2</sup>
- Plot Area 260m<sup>2</sup>
- Covered Parking
- Garden
- CCTV
- Alarm System
- Energy Efficiency "A"

Plot	260 m <sup>2</sup>
Parking spaces	1
Energy efficiency rating	A
Year of construction	2026
Status	Under construction



## Facilities

✓ Aircondition · Provision   ✓ Parking · Covered   ✓ Solar water heater

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## Features

✓ Guest WC   ✓ Veranda   ✓ Ceramic tiles   ✓ CCTV   ✓ En suite bathroom   ✓ Modern design  
✓ Near amenities   ✓ Alarm system   ✓ Double glazing   ✓ Open plan   ✓ Garden  
✓ Pressurized water system   ✓ Internal stairs   ✓ Pipe-in-pipe plumbing system  
✓ Easy access to highway   ✓ Sound insulation   ✓ Thermal insulation

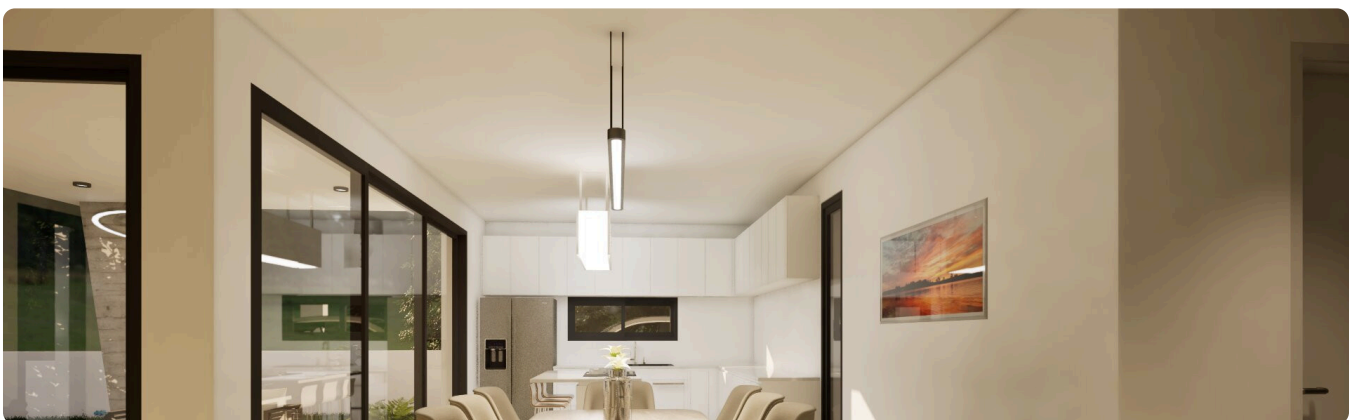
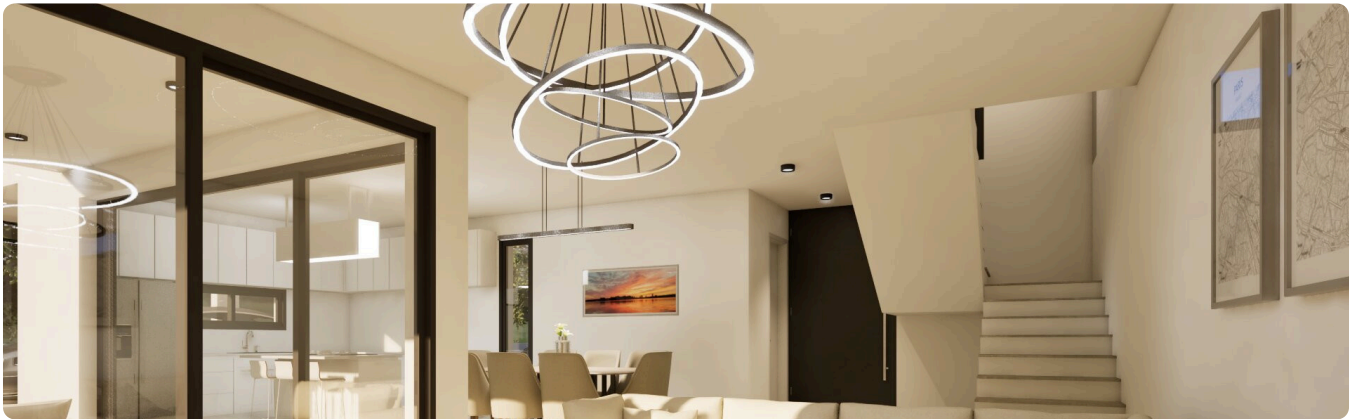
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## Gallery

















This architectural floor plan depicts a restaurant building and its associated parking area. The building is divided into several functional zones, including a kitchen (marked 'кухня'), a bar (marked 'б-р'), a main dining area (marked '74 M'), and a terrace (marked '425 терраса'). The plan includes detailed furniture layouts such as tables, chairs, and sofas. Dimensions are provided for various sections, including a 1349 unit wide section and a 1035 unit wide section. A parking lot on the left contains two cars, with dimensions like 332 and 338. A north arrow is located in the top right corner, and a scale bar labeled 'ЗКТБ 1:20' is in the bottom right corner.

