



Reference 8491

Expansive 4-Bedroom Villa with Lush Grounds in Ypsonas

€1,300,000

Ypsonas, Limassol

5 Bedrooms

4 Bathrooms

430 m² Covered

Description

? For Sale: Stunning, well-maintained neoclassical villa on a large plot.

? Location: Ypsonas | Close to essential amenities | Easy highway access

? Key Features:

- Covered Area: 430 sqm
- Plot Size: 1,835 sqm

Ground Floor:

- Elegant living and dining area
- Casual TV room
- Main kitchen with sitting area
- Additional small kitchen
- Guest toilet

Plot	1835 m ²
Parking spaces	2
Energy efficiency rating	C
Year of construction	1998
Status	Resale



First Floor:

- 4 spacious bedrooms, including a master with en-suite
- Family bathroom
- Separate sitting area

Top Floor:

- Attic with a self-contained apartment (bedroom, living room, and bathroom)

Additional Features:

- Staircase: Impressive marble finishes
- Balconies: Expansive with scenic views
- Storage: Generous spaces + dedicated storage room
- Climate Control: Central heating and air conditioning

? Outdoor Amenities:

- Mature landscaping and grassy areas
- Football area and swimming pool
- Beautiful pergola with poolside bar

? Parking: Double covered with automatic doors

? Legal Status: Title deeds for the land | Final approval in process

?? Condition: Built in 1998 and exceptionally maintained

? Viewing Highly Recommended



Facilities

- ✓ Aircondition · Split system ✓ Heating · Central ✓ Parking · Garage, double ✓ Pool · Private
- ✓ Storage ✓ Pergola ✓ Landscaped garden
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Features

- ✓ Guest WC ✓ Barbeque ✓ Rental potential ✓ En suite shower ✓ Near bus route
- ✓ Near amenities ✓ Marble stairs ✓ Kitchen appliances ✓ Double glazing ✓ Attic
- ✓ Open plan ✓ City view ✓ Bar ✓ Garden, large ✓ Investment opportunity
- ✓ Internal stairs ✓ Balcony ✓ Fitted wardrobes ✓ Entrance gate
- ✓ Combined kitchen and dining area ✓ Easy access to main roads ✓ Easy access to highway
- ✓ Kitchenette ✓ Pool bar
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Gallery













