

# 3 Bedroom Detached House For Sale

**€4,630,000 Negotiable**

Ayia Napa Marina, Ayia Napa, Famagusta  
New Build

## Key Facts

- 3 Beds
- 4 Baths
- 279 m<sup>2</sup> Covered Area
- 514 m<sup>2</sup> Land Size
- 142 m<sup>2</sup> Covered Verandas
- Uncovered verandas: 63m<sup>2</sup>
- New Build
- Title Deed: Not Available
- Living rooms: 1
- Kitchens: 1

**ID: 24111**



## Indoor Features

- Air Conditioning
- Basement
- CCTV system
- Central Heating
- Conference room
- Covered Parking
- Electrical Appliances
- Fire alarm system
- Fitted Kitchen
- Guest Toilet
- Master Bed
- Open-plan
- Reception
- Security System
- Video entrance system
- Water Heater
- EPC Energy Class: Pending

## Outdoor Features

- Communal pool
- Electric Shutters
- Heated Swimming Pool
- Landscape Garden
- Photovoltaic System
- Private pool
- Roof Garden

## Description

Exclusive 3 bedroom Villa for Sale in Ayia Napa Marina, Famagusta

15m Private Berth

Superb and Contemporary villa

Prestigious location

Excellent finishes and fittings

3 Bedrooms

4 Bathrooms all en- suite + Guest WC

279m<sup>2</sup> of Net Indoor area

514m<sup>2</sup> of Plot Size

142m<sup>2</sup> of Covered Verandas

63m<sup>2</sup> of Uncovered Verandas

130m<sup>2</sup> Roof Garden

150m<sup>2</sup> of Bassment

25m<sup>2</sup> Infinity-edge Private Pool

2 Cars Garage

## World-Class Yachting Facilities

### Marina Services

Full facility management

24h reception and concierge services

Secure and gated community (24/7)

Allotted underground and surface parking

Fitness and wellness centres

SPA

Shopping and dining

Swimming pools

Gardens

Child Care

High-speed elevators plus service elevator

Serviced beaches

Contact us for more information and private or virtual viewing







































