

# 2 Bedroom Townhouse For Sale

**€435,000 Negotiable**

Aphrodite Hills, Koukليا, Paphos

## Key Facts

- 2 Beds
- 2 Baths
- 110 m<sup>2</sup> Covered Area
- 200 m<sup>2</sup> Land Size
- Year Built: 2005
- Title Deed: Available

**ID: 36328**



## Indoor Features

- Air Conditioning
- Electrical Appliances
- Fitted Kitchen
- Fly Screens
- Furnished
- Open-plan
- Pressurised Water System
- Water Heater
- EPC Energy Class: Pending

## Outdoor Features

- Communal pool
- Photovoltaic System
- Solar System

## Description

We are delighted to be able to offer a rarely available 2 bedroom/2 bathroom Junior Villa in Adonis Village at the heart of the Aphrodite Hills PGA Golf Resort and a stone's throw from all of its amenities.

It has been tastefully renovated with all new windows and front door, a new photovoltaic system to utilise solar power to run its electricity, all new security shutters, underfloor heating to the shower room and ultra slimline radiators fitted to all rooms. It enjoys a peaceful outlook over communal gardens at the rear and has its own driveway parking for one car. It is a short walk to the communal pool area.

On entering the villa, there is a small hallway with a new shower room to one side and the open plan kitchen to the other. The kitchen is well fitted with quality appliances and marble work surfaces. The living/dining room has two sets of patio doors leading onto a shaded covered terrace and an open sun terrace which leads down steps to a private gate onto the communal gardens. As well as air conditioning, both living areas have slimline electric radiators and ceiling fans. There is also a large ventilated storage cupboard under the stairs.

Upstairs there is a small landing area with two double bedrooms and a family bathroom. All these rooms have slimline radiators. The two double bedrooms have built in wardrobes with patio doors onto the first floor terrace and integrated fly screens. This terrace looks out over the mature communal gardens to the sea beyond.

This property provides a rare and attractive opportunity to purchase a two bedroom junior villa for the price of a two bedroom apartment. We would recommend an early viewing to avoid any disappointment.





































