



ID: CY-35-1-82067  
WWW.MERCURYESTATE.COM  
TEL./VIBER/WHATSAPP:  
+37127788866



**ABOUT THE PROPERTY** Luxury villas located in a prime residential area in Yeroskipou, Paphos

*Cyprus, Paphos*

Price:	€ 1 395 000
Object type	House
Year built	2020
Number of rooms	1
Area	375 m2
Category	For sale



ABOUT THE PROPERTY Luxury villas located in a prime residential area in Yeroskipou, Paphos. Only 5 minutes away from the beach and city centre, situated on a superb hilltop location, these prestigious homes offer unobstructed views of the Mediterranean Sea forever. SPECIFICATIONS Three bedrooms on level 3 with en-suite showers and unobstructed sea views Bright and spacious open plan living room, kitchen and dining area on level 2, with a fire-place and floor-to-ceiling windows offering magnificent, unobstructed views of the Mediterranean Sea Two more bedrooms on level 1 with a shared bathroom Additional open plan living room, kitchen area and dining area on level 1 connecting to the outside pool area through floor-to-ceiling windows Underfloor heating Provision for elevator Energy saving features offering maximum thermal insulation and sound proofing Private swimming pool 11m x 4m with the surrounding patio paved in anti-slip granite tiles natural stone or combination with synthetic wooden deck OPTIONAL EXTRAS Elevator connecting all the floorsWe would also welcome any personal ideas or alterations to the plans which will be considered by our architects and interior designers. BEDROOMS & BATHROOMS INSIDE COVERED AREAS (m2) OUTSIDE TOTAL ROOF GARDEN (m2) PLOTSIZE (m2) PRICE EUR 1 5 bedrooms 5 bathrooms 1 guest toilet 410 70 480 95 650 1,550,000 2 5 bedrooms 5 bathrooms 1 guest toilet 410 70 480 95 650 1,495,000 3 5 bedrooms 5 bathrooms 1 guest toilet 375 65 440 95 650 1,395,000 Notes: •Villa No.3 is ready. •Villa No.1&2 Off-plan. •The price is not subject to transfer fees. •The price is subject to only 5%VAT (19%VAT not applicable to this property). •Price is subject to change at any time.

**Contacts:**

**Inna Kolupaeva**

**GSM:** +37127788866

(Viber, WhatsApp)

**E-mail:** inna@mgrouplv