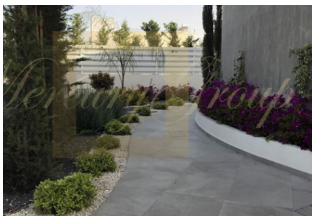


**For Sale a magnificent contemporary villa located in the most prestige area...**

*Cyprus, Limassol*

<b>Price:</b>	<b>€ 3 200 000</b>
<b>Object type</b>	House
<b>Number of rooms</b>	1
<b>Land area</b>	690 m2
<b>Area</b>	594 m2
<b>Category</b>	For sale



For Sale a magnificent contemporary villa located in the most prestige area of Limassol - Potamos Yermasoyia, 250 meters from the shore of the Mediterranean Sea with its sandy beaches and famous Dasudi park with eucalyptus trees. Calm neighbourhood atmosphere combined with closeness to the entire urban infrastructure, which provides excellent conditions as for recreation, as for comfortable family living. Villa includes infinity swimming pool, landscaped plot, excellent recreation area on the roof garden. Level of living in the property gets extremely high thanks to advanced engineering technologies, such as "smart house" systems of new generation, warm floors (water heating technologies) throughout the house, VRV-system of central air-conditioning and many more. It is important that the purchase of the villa is classified by the Cyprus Government as a sufficient investment for the Cyprus Citizenship (EU passport). FEATURES: Number of floors - 3 + roof garden Infinity swimming pool Elevator Number of bedrooms - 4 + office LAYOUTS Basement - underground garage for 3 cars, a bedroom with WC and shower for maid, laundry room and other technical rooms First floor - kitchen, dining room, two living areas, office, guest toilet Second floor - hall, 4 bedrooms with wardrobes with ensuite bathroom third floor - lounge-bar area Advantages of purchasing property in Cyprus Excellent environmental conditions that allow an all year round vacation; The possibility to obtain international education in English schools and colleges; One of the best solutions in the range of investments; Low crime rate (one of the lowest in Europe); Relatively low cost of living; Easy visa policy and possibility of obtaining a residence permit and citizenship. Developed transportation system; Low property taxes.

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