



## Magnificent 3 Bedroom Villa - Geroskipou, Paphos



### Agent Info

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### Listing details

Property for: Sale  
Price: USD 1,079,609.04

### Location

Country: Cyprus  
State/Region/Province: Pafos  
City: Paphos  
Posted: Jan 27, 2025  
Description:

This wonderful villa is located in Geroskipou, Paphos.

Geroskipou is a charming coastal town located just east of Paphos, known for its rich cultural heritage and serene atmosphere. Renowned for its traditional Cypriot sweets, particularly loukoumi, it offers a delightful blend of history and modern living. The area boasts stunning beaches, historical landmarks, and a welcoming community. With its convenient location and amenities, Geroskipou is an ideal place to live or visit.



Situated in a serene residential area, this brand new 3 bedroom villa is part of an exclusive development comprising 15 meticulously designed homes. Offering a modern and luxurious lifestyle, this villa is perfect for those seeking comfort and style in a quiet yet convenient location.

The ground floor features an open plan living, dining, and kitchen area, creating a bright and inviting space ideal for family gatherings and entertaining. Large sliding doors extend to covered verandas, seamlessly connecting the indoor living area to the private pool and outdoor spaces. A storage room and a convenient guest toilet complete this level, ensuring practicality and ease of living.

The first floor hosts three generously sized bedrooms, including a master suite with ensuite facilities. The remaining two bedrooms share a well-appointed bathroom, making the upper level a harmonious retreat for relaxation and rest. Also on this level there is a laundry room and plant room.

Outside, the villa boasts a private pool, a designated BBQ area, and landscaped surroundings, creating an idyllic environment for outdoor enjoyment.

Additional features such as underfloor heating, a VRV air conditioning system, a water circulator, a water softener and filter, photovoltaic panels, and an advanced alarm system ensure year-round comfort and security. The property also includes covered parking and an electric car charging station, catering to modern lifestyle needs.

This villa represents the perfect blend of contemporary design, premium finishes, and thoughtful amenities, making it an exceptional choice for discerning buyers looking for their dream home in an exclusive community.

### **Features:**

- Underfloor Heating with heat pump
- VRV
- Photovoltaics
- Water softener & filter
- Alarm system



- Electric gate
- Electric car charger
- Pool
- BBQ
- Covered Parking
- Provision for electric curtains and external shutters
- Energy Efficiency A
- **Optional Furniture Package at an additional cost of: €50.000 + 19% VAT**

New: Yes

### **Common**

Bedrooms: 3  
Bathrooms: 2  
Finished sq. ft.: 165 sq m

### **Utility details**

Heating: Yes

### **Building details**

Outdoor Amenities: Pool



## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID:

IX6.621.087

