

#4634

# Modern Detached Villa with 3 Bedrooms in Anavargos

 Anavargos, Paphos

**€435,000** +VAT





# Overview

## Specifications

Bedrooms

 3


Bathrooms

 2

Covered

 138 m<sup>2</sup>

Type	<b>Detached Villa</b>
Toilets	<b>3</b>
Plot	<b>175 m<sup>2</sup></b>
Covered veranda	<b>8.5 m<sup>2</sup></b>
Uncovered veranda	<b>29.5 m<sup>2</sup></b>

Covered parking	<b>25 m<sup>2</sup></b>
Status	<b>Off plan</b>
Year of construction	<b>2027</b>
Furnished	<b>Optional furnished</b>
Energy efficiency rating	 <b>A</b>

## Description

For sale: Modern detached villa in the charming area of Anavargos, with a planned completion date in 2027. This off-plan property offers 138 m<sup>2</sup> of thoughtfully designed internal space. It features three comfortable bedrooms and two elegant bathrooms, making it an ideal home for families or those seeking stylish contemporary living.

A 4.8kW system (around 8–12 panels) can usually cover 50–70% household's electricity use.

Anavargos is a sought-after residential neighborhood known for its peaceful atmosphere and welcoming community feel. It offers convenient access to everyday amenities, such as shops, schools, and medical facilities. The area is also close to the main highway, making commuting easy while still maintaining a sense of privacy and tranquility.

The villa is designed with energy efficiency in mind, achieving an Energy Efficiency A rating. Modern features include a central AC system for year-round comfort. Buyers have the option to customize finishes and furnishings to suit their personal style. Whether you seek a primary residence or a solid investment, this property delivers on all fronts.

This promising home is offered by Unique Cyprus Homes, ensuring quality construction and dedicated customer service throughout the buying process. Discover the potential of life in Anavargos with this exceptional new villa.



# Additional information

## Facilities

Aircondition, Central system

Parking, Covered

Solar water heater

## Features

Alarm system

Double glazing

Easy access to highway

Easy access to main roads

Energy efficient doors/windows

Floor-to-ceiling windows

Garden

Granite countertops

Guest WC

Internal stairs

Luxury specifications

Modern design

Near amenities


Pressurized water system

Quiet area

## Contact us



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