

#2004

FOR SALE



## Paphos, Kato Paphos - Universal

130 m<sup>2</sup> Covered | 3 Bedrooms | 2 Bathrooms



## Description

€340,000

Modern New Villa 3 bedrooms 2 bathroom plus a guest toilet with fly screens, shutters, underfloor heating floors in bathrooms, fully furnished and equipped with modern furniture.

Under Floor Heating on The two Bathrooms.

Aphrodite Gardens is set to be the most luxurious gated resort residence in Kato Paphos with a beautiful Communal swimming pool, private parking space.

There is also a Clubhouse with a restaurant and bar as well as a health spa and a fully equipped gym. 70% of the site area is allocated for public, common, private gardens and patios with extensive planting and landscaping including ponds, irrigation system, footpaths and sun decks. This property in Cyprus is also advantageous because it has public green areas or parks on all 4 sides.

The project is within walking distance to all amenities, facilities and the municipal sandy beaches.

NO VAT.

TYPE	Detached Villa
<b>BEDROOMS</b>	3
<b>BATHROOMS</b>	2
<b>COVERED</b>	130 m <sup>2</sup>
<b>PLOT</b>	200 m <sup>2</sup>
<b>STATUS</b>	Resale
<b>ENERGY EFFICIENCY RATING</b>	B
<b>YEAR OF CONSTRUCTION</b>	2018
<b>COMMUNAL CHARGE</b>	€950