

#1609

For Sale | Architect-Designed Residence in Agia Fyla, Limassol

 Agia Fyla, Limassol

€1,800,000





Overview

Specifications

Bedrooms



6

Bathrooms



6

Covered

528 m²

Type	Villa
Showers	6
Toilets	7
Plot	660 m²
Status	Resale

Year of construction	2022
Furnished	Optional furnished
Structure	Wood
Energy efficiency rating	A

Description

Occupying an elevated position in one of Limassol's most established residential neighbourhoods, this architect-designed residence combines contemporary design, exceptional craftsmanship, and panoramic views across the city. Agia Fyla continues to be one of the city's most desirable addresses, appreciated for its excellent connectivity, proximity to leading schools, and easy access to the highway, while maintaining a quiet residential character.

The residence extends to 528m² of covered areas on a 660m² plot, arranged across three thoughtfully designed levels. Every space has been carefully planned to balance elegant entertaining with comfortable family living.

The first floor accommodates five generously proportioned en-suite bedrooms, creating a private family retreat. A discreet laundry chute connecting directly to the lower-level laundry room reflects the home's attention to everyday practicality.

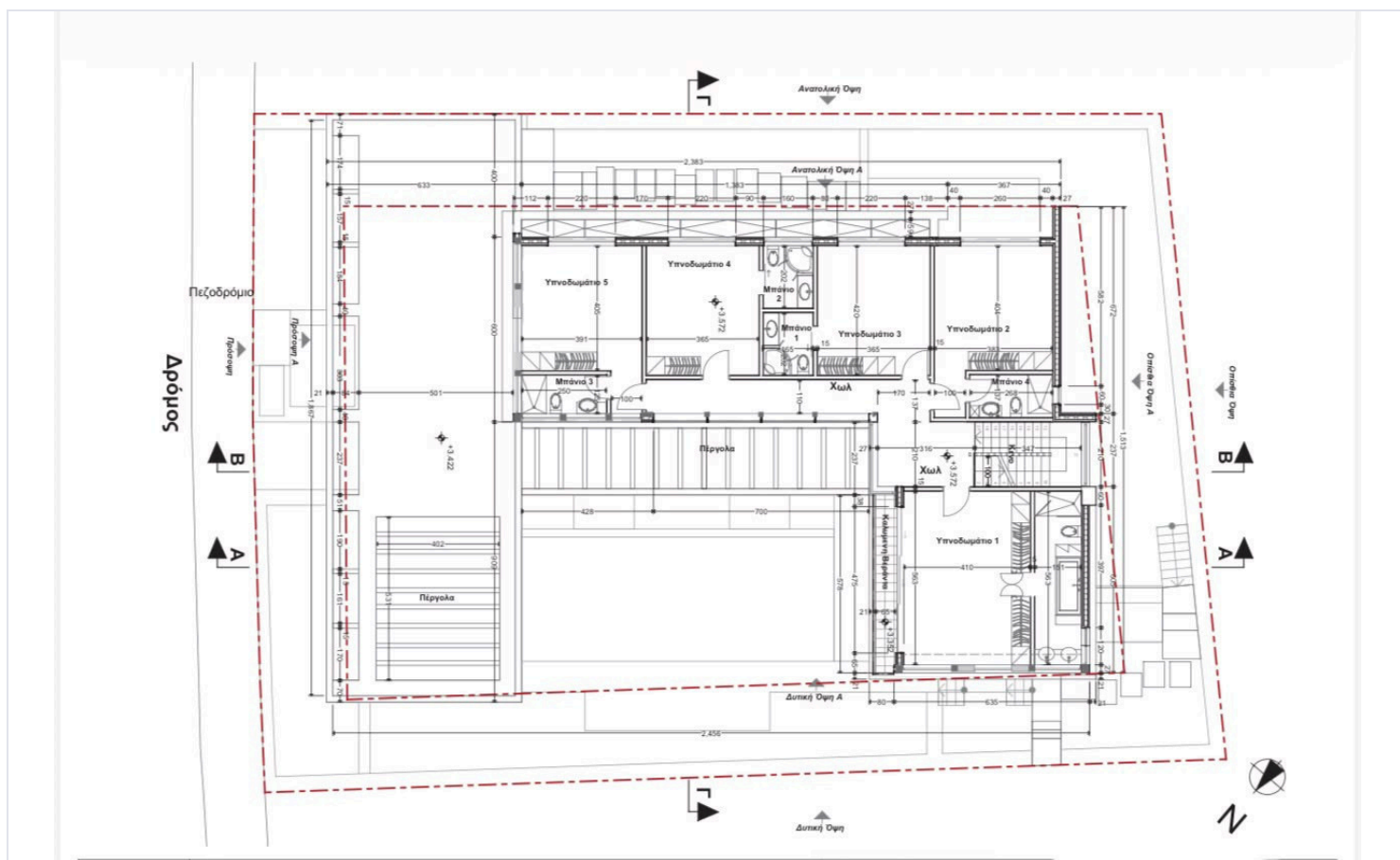
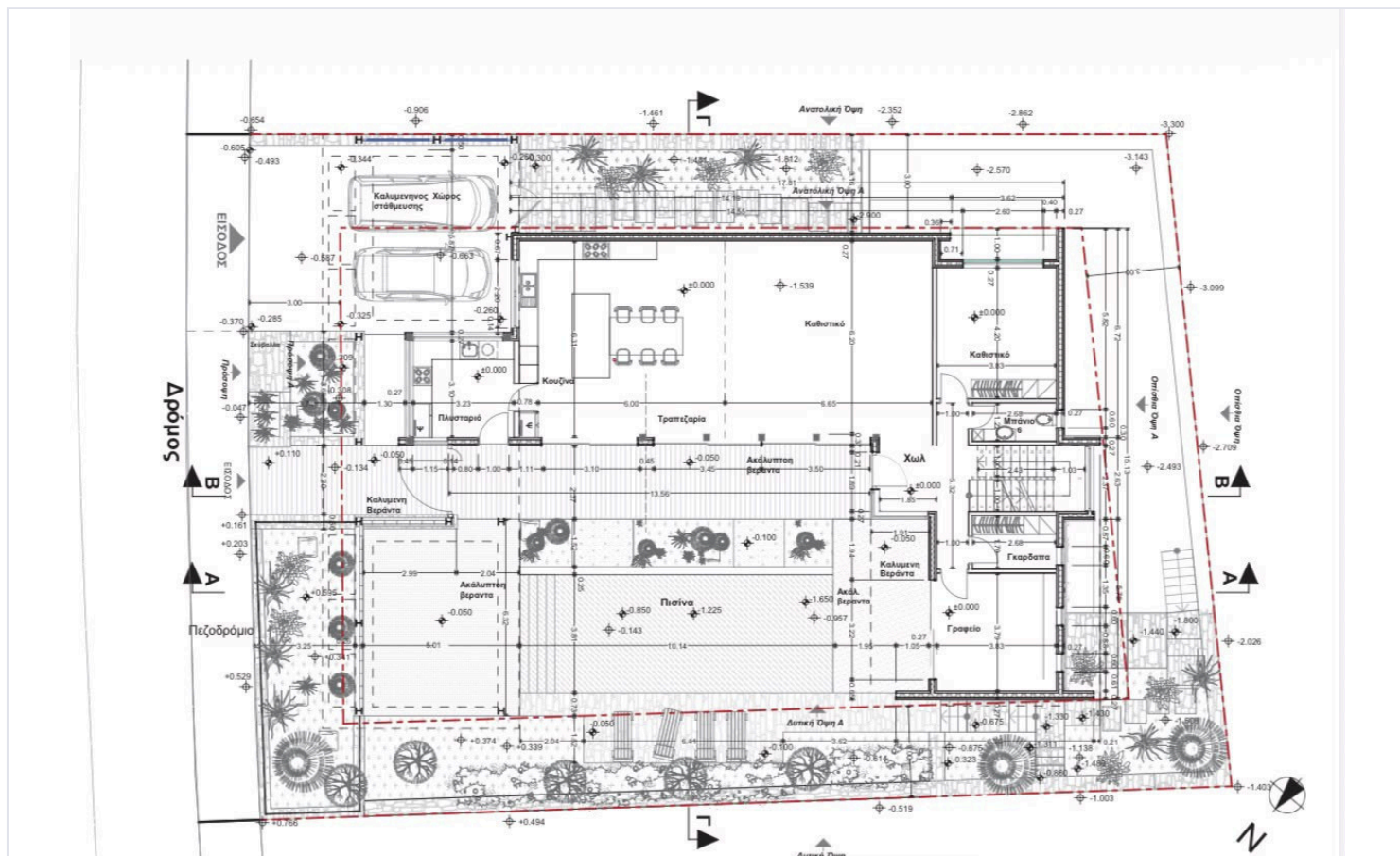
At ground level, expansive living and dining spaces are arranged around the swimming pool, allowing natural light to flow throughout the home. Two bespoke kitchens provide exceptional versatility. The principal kitchen is fitted with Miele and Fisher & Paykel appliances, an American-style refrigerator, stainless-steel sink with food waste disposal, and custom cabinetry, while a fully equipped secondary kitchen with Bosch and Miele appliances offers an ideal space for everyday cooking and entertaining.

A private office enjoys views across the pool, while an additional room offers flexibility as guest accommodation, a gym, library, or further office space.

The lower ground floor has been designed as a fully functional extension of the home, comprising a maid's room,



Floor plans



Additional information

Facilities

Aircondition, Split system

Outdoor shower

Solar photovoltaic panels

Landscaped garden

Parking, Covered

Solar water heater

Maid's room

Pool, Private, salt water

Storage

Features

Alarm system

Bright

Combined kitchen and dining area

Easy access to highway

Energy efficient doors/windows

Floor-to-ceiling windows

Ground floor bedroom

Internal stairs

Kitchenette

Next to green area

Quiet area

Balcony

Ceiling fans

Courtyard

Easy access to main roads

Entrance gate

Garden

Guest WC

Kitchen appliances

Modern design

Office

Spacious rooms

Barbeque

Ceramic tiles

Double glazing

En suite bathroom

Fitted wardrobes

Granite countertops

Home cinema

Kitchen island

Mountain view

Play room

Walk-in closet

Distances

Amenities



1 km

Airport



37 km

Sea



4 km

Public transport



1 km

Schools



1 km

Resort



4 km

Contact us



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