

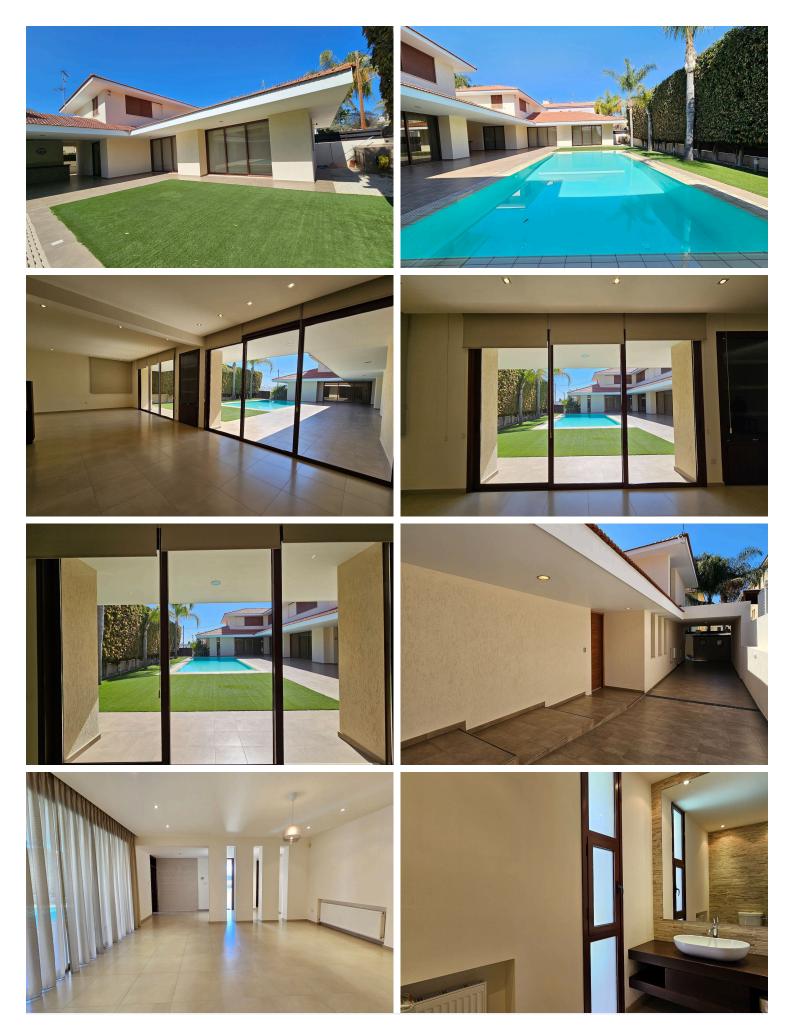
#9020

# Exclusive Luxury Villa for Sale Archagkelos – Ideal for Large or Multi-Generational Families

Strovolos — Archangelos, Nicosia

€1,700,000









# **Overview**

## **Specifications**

<b>=</b> 5	<b>№</b> 6	[] 710 m <sup>2</sup>
Bedrooms	Bathrooms	Covered

Туре	<b>Detached House</b>	Year of construction	2005
Toilets	6	Title deed	Yes
Plot	1050 m <sup>2</sup>	Energy efficiency rating	<i>∂</i> A
Status	Resale		
	Result		

### **Description**

An exceptional luxury villa is now available for sale in Lakatamia, Nicosia, consisting of two fully independent residences, thoughtfully designed to offer maximum comfort, functionality, and privacy—ideal for large or multigenerational families. The main residence features two spacious living rooms on the ground floor, a formal dining area, a large separate fully equipped kitchen, and a guest WC. The upper level offers three generously sized bedrooms, each with its own en-suite bathroom and toilet, as well as walk-in wardrobes and a cozy TV/lounge area for family relaxation. The basement includes a kitchenette, a maid's room with private shower and WC, and a covered garage for two cars. The second residence, with its own independent entrance, includes a living room, dining area, TV room, guest WC, and a separate fully equipped kitchen on the ground floor. Upstairs, there are two bedrooms, each with its own en-suite bathroom, and a covered parking space with private access.

The outdoor area is equally impressive, boasting a large 5x11m swimming pool, a spacious covered seating area, a fully equipped bar and BBQ space, and an outdoor bathroom with WC, ideal for poolside use. Built in and offered with full title deeds (1/1), the villa sits on a 1,051 m² plot with 710 m² of internal living space, 202 m² of covered verandas, and 75 m² of uncovered areas. The property features full air-conditioning, double-glazed windows, fitted kitchens, structured cabling, internet access, en-suite bathrooms in all bedrooms, walk-in wardrobes, and a beautifully landscaped garden. This is a rare opportunity to acquire a prestigious and highly functional property that blends luxury, privacy, and city convenience.





# **Additional information**

### **Facilities**

Aircondition, Split system Heating, Underfloor Landscaped garden

Maid's room Outdoor shower Parking, Garage, double

Solar photovoltaic panels Solar water heater Storage

**Features** 

Alarm system Bright Double glazing

Easy access to highway Easy access to main roads En suite bathroom

Energy efficient doors/windows Garden Garden, large

Guest WC Internet Kitchen appliances

Kitchen island Luxury specifications Modern design

Near amenities Next to green area Open plan

Pool bar Pressurized water system Quiet area

Rental potential Roller blinds Shutters

Spacious rooms Thermal insulation Veranda

Veranda, large Walk-in closet

### Contact us



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