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**I.D.: AH330V | € 1,199,000 | Bedrooms: 4 | Bathrooms: 4 | Property: 250 m<sup>2</sup> | Plot: 1869 m<sup>2</sup>**



Aphrodite Homes is proud to present this superb 4 bed, 4 bath luxury villa in the world famous 5-Star Aphrodite Hills Resort.

Built on a spacious mature south-facing plot of 1869m<sup>2</sup>, Villa Sapphire boasts approx. 300m<sup>2</sup> of luxurious accommodation. Views of the mountains, sea and the championship golf course. Well stocked gardens blend seamlessly with the course, which benefit from stunning open rear views.

The villa has been finished internally with a beautifully balanced and harmonious interior design.

Custom built home cinema, 8 person sunken hot tub and a striking natural boulder gas fire pit, all combine to provide a truly spectacular home, designed for outdoor living.

Custom trayed ceilings add a touch of uniqueness and interest, high vaulted ceilings add to the feeling of space and grandeur, Sonos inbuilt multi room sound system provides for entertainment and the stylish Italian kitchen complements the overall feeling of quality.

Ample outdoor patio space with covered seating and dining, a roof top sun terrace with 360 degree views, a deck area for the apartment, all combine to enhance daily living.

Professionally maintained to the absolute highest of standards, the property is offered in 'as new condition' having been extensively re developed over the last few years.

Features include.

- Separate private apartment
- 10m x 5m heated swimming pool (salt chlorinated)
- Custom built home cinema.
- Italian feature radiators
- Gas central heating
- Solar hot water
- Air conditioning
- Security and CCTV system
- Wine storeroom
- 8 person Arctic Spa sunken hot tub
- Gas fire pit
- Utility room
- Large store room
- Feature outdoor lighting to garden and frontage.
- Parking for 5 cars

Viewing highly recommended.

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**Sunseakers Real Estate Ltd., Licensed & Registered Real Estate Agent, AM No 660, AA No 351/E**



**World Famous**

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Air Conditioning

Central Heating

Entertainment areas

Fully Furnished

Hot water solar system

Pressurised water system

TITLE DEEDS AVAILABLE

Basement

Cinema Room

Excellent family home

Golf View

Jacuzzi

Private garden

Utility room

BBQ

Dining Room

Excellent holiday home

Granite worktops

Landscaped garden

Satellite TV

Car Pergola

Double glazed solid wood windows

Excellent investment

Heated private pool

Mountain view

Security/Alarm System

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