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I.D.: AH364V | € 1,350,000 | Bedrooms: 4 | Bathrooms: 4 | Property: 250 m<sup>2</sup> | Plot: 2635 m<sup>2</sup>



Aphrodite Homes

**SOLD**

Aphrodite Homes proudly presents to you an outstanding detached luxury villa on the western plateau of Aphrodite Hills Resort.

This very rare on the market, four bedroomed four bathroom luxury detached villa is positioned on the western plateau of this magnificent 5-star golf resort and only a few minutes' walk to the many 5-star amenities available. Positioned on a fantastic flat, double plot of over 2,600 m<sup>2</sup>, overlooking the 2<sup>nd</sup> fairway of the championship golf course it commands one of the best plots here. You enter the villa by a large sweeping private driveway which can fit several cars. Entering the villa you are greeted with a very spacious, double height living area with open plan living and large floor to ceiling windows letting in ample light from the garden. There is a spacious dining area and a fully fitted luxury kitchen. Up a few steps you will find two spacious bedrooms with fully fitted wardrobes and luxury en-suite bathrooms to each and up a few more steps a further two bedrooms again with luxury fully fitted wardrobes and luxury en-suite bathrooms to each. You will also find an absolutely stunning roof terrace with magnificent panoramic views across the award winning golf course and sea.

Stepping outside you have stunning mature gardens all around the property, plenty of shaded entertainment areas all surrounding the extra-large over-flow swimming pool which is also heated. The villa is being sold fully furnished with all fixtures and fittings and includes full central heating and fully air conditioned throughout and is very reasonably priced to sell. The villa itself offers huge potential to the new buyer with an added benefit of extending the villa subject to planning approval. The villa is very rare on the market being positioned on the western plateau on a double plot and offers fantastic value for money.

Aphrodite Homes strongly recommends viewings and are strictly by appointment only.

### Detached Luxury Villa

Air Conditioning	BBQ	Car Pergola	Central Heating
Dining Room	Double glazed solid wood windows	Entertainment areas	Excellent family home
Excellent holiday home	Excellent investment	Fully Furnished	Golf View
Granite worktops	Heated private pool	Hot water solar system	Jacuzzi
Landscaped garden	Mountain view	Pressurised water system	Private garden
Satellite TV	Sea view	TITLE DEEDS AVAILABLE	Walking Distance to Amenities

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