

*B7 "Corner Stone"*  
*Santa Marina Villas*  
*Psematismenos - Larnaka*



Bungalow  
Site Area: 350sq. metres  
House Type: B7 "Corner Stone"  
Site No.: 13  
Bedrooms: 4  
Covered Living Area: 173 sq. metres  
Covered Veranda: 34 sq. metres  
Uncovered Veranda / Pergola: 50 sq. metres  
Open Carport: 24 sq. metres



Total Area: 281 sq. metres

Features included

- Self contained 1bed home on lower level
- Traditional Construction (with thick walls, high sloping wooden exposed ceilings, with modern facilities)
- Quality Construction & Finishings
- Central heating & Solar heating inclusive
- Provision for Air Conditioning



Plot Position

- The property is located on the corner of two streets, therefore having 2 entrances. One on the top street (without stairs) and the second on the side (with stairs). These stairs also lead down to a separate self contained 1 bed home
- 2km to Maroni Beach and 8km to Governors Beach
- 3km to Zygi with a wide selection of fresh sea food restaurants and shops
- Convenient location in the middle of 3 main towns
- 20 min. drive from Larnaka Airport / Larnaka, Limassol and 30 min. drive from the capital, Nicosia

Considerations

- Uninterrupted Sea Views
- Large Plot
- Bungalow

Extras / Amenities

- Communal Pool: Facilities of pool / kiosk / snack bar at a small membership fee at AA Lifestyle Centre / Club.

**NO VAT**

**COMPLETION 5 MONTHS FROM AGREEMENT**

