



Busy Bees Estate Agents Ltd.



LAND-RESIDENTIAL PROPERTY-INVESTMENT PROJECTS

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A STUNNING 3 BED 2 BATH VILLA WITH MOUNTAIN AND SEA VIEW BAHCELI



PRICE - £235,000

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| <ul style="list-style-type: none">• Shared title deed ready for transfer + VAT• House approx. 160m2 plot approx. 650m2• 3 bedrooms, 2 bathrooms• 1 bedroom and bathroom located on the ground floor• Master bedroom with private terrace• Fully furnished• Modern kitchen with white goods• Gated entry and private driveway• Original fire place in lounge• Garden shed , pergola , flyscreen's and BBQ | <ul style="list-style-type: none">• Approx 10 min walking distance to the sea• Restaurants and bars along the coastline within. 5-10 mins drive• Supermarket approx. 5 minutes drive• Esentepe sandy beach 7 min drive• 10 minute drive to Korenium Beach and Golf resort• 25 minutes' drive from Kyrenia Center• 1 hour to Ercan airport• 90-minute drive to Larnaca airport |
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This beautiful home lies in the sought after coastal Region of Bahceli within proximity to great amenities including restaurants, bars, supermarkets and best of all the blue Mediterranean Sea. Comprising 3 double bedrooms, 2 full bathrooms, a utility room, a private drive way and a large garden area big enough to place a pool, everything about this villa boasts luxury and comfort for both home owners and their guests. For a start the ground floor consists of one bedroom and one bathroom perfect for those who may have difficulty with stairs, a utility area and a semi open plan kitchen / lounge which is filled with tall glass French windows ensuring plenty of natural sunlight and ocean breeze while the traditional fireplace only adds to its wonderful Mediterranean character.

Surrounding the ground floor exterior is a spacious wrap around terrace which is accessible from both the main entry and dining area offering perfect place to sit relax and have a morning coffee.

The first floor presents two double suites: the master and a second guest bed. Both are generous in size and come complete with built in wardrobes while the master supplies two terraces that overlook the landscaped garden and natural green mountains.

Thanks to its prime location and luxury characteristics this wonderful home will make a happy one indeed. **Reference number: HP3202**

Downstairs:

Lounge (Living Room): 4.2 m x 6.62m

The lounge is circular shape with windows all around , it if fitted with air conditioning unit , fireplace with a wooden burner and has a patio door that leads to the spacious circular terrace that goes all tje way to the kitchen area

Kitchen: 3.4m x 2.8 m

This beautiful modern kitchen has beautiful red granite top with a Breakfast bar. It is fully fitted with fridge freezer, oven and hob and has a door that leads to the terrace in front of the house .

Bathroom: 2.0m x 2.9 m

This bathroom has beautiful ceramic tiles and fitted with WC, basin and a shower.

Bedroom 2: 4m x 3.4 m

This double bedroom has fitted wardrobe, air conditioning unit and two windows

Utility Room: 0.92m x 2.0 m

The utility room is located downstairs and has enough cupboard space and holds the washing machine.

Upstairs:

Master Bedroom:4.6m x 2.9 m

The master bedroom has 2 seprate patio door leading to seprate balcony . The room comes fully fitted with air conditioning unit .

Bedroom 3 : 2.8m x 4.4 m

This double airy bedroom has two windows , and it comes fully fitted with a moveable wardobes and an air conditioning unit .

Bathroom 2 : 2.0m x 2.9m

The second family bathroom located upstairs is fitted with WC, basin, bath and a shower head

Exterior grounds:

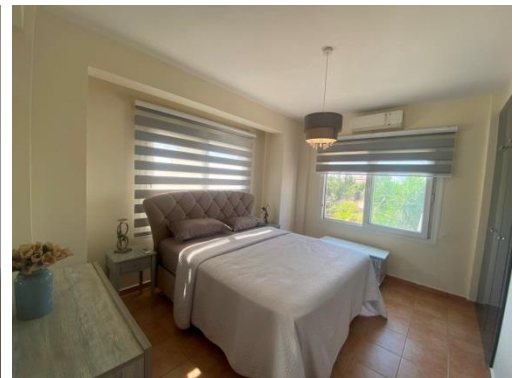
Large in size, big enough to hold plenty of cars and even add a luscious pool. The choice is simply yours.

Rental potential:

Long term approx. £850 per month

Short term holiday approx. £850 per

The Gallery:







Bahceli is only a few minutes' drive from the new North Cyprus, Korineum Golf Course, and is situated close to the peaceful and quaint Cypriot village of Esentepe where you will find grocers shops, bars and restaurants. Living near Esentepe one gets the best of all worlds; easy access to the resort town of Kyrenia, easy access to both Ercan airport, and the Metehan border crossing for links to south Cyprus. All this from a location that benefits from some of the very best Cyprus views, and the stunning Mediterranean climate. Furthermore, back from the village you have pine forests, olive groves and the gentle foot hills of the Besparmak mountain range are accessible and great for wintertime walks.

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