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STUNNING STONE & GLASS 3 BED VILLA BAHCELI



STARTING PRICE AT £215,000

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| <ul style="list-style-type: none">• Title deeds ready for transfer• 3 Large all En-Suite bedrooms• Massive 185m2 with gardens• Unbelievable sea views• 20 minutes from Ercan Airport• Double car off-street parking | <ul style="list-style-type: none">• Stone walls & reinforced glass• Individual Eco Sanitation System• Under Floor Heating• Porcelain ceramic tiling to kitchens and bathrooms• Integrated Kitchen Appliances & Granite Worktops |
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Ultra modern sleek design fused with beautiful cut stone, surrounded by the stunning Mediterranean Sea, vast open spaces and mountain views! A 650 square meter luxury abode with perfectly trimmed bushes and private fencing and the option of an enviable pool all done to the highest level of finish, from under-floor heating for those chilly winter nights to Individual eco-sanitation systems, from full luxury European style kitchen with a dose of classic North Cyprus landscape, with easy access to the Korineum golf and country club as well as being next to the site for the forthcoming Port Cyprium marina all just 20 minutes from Ercan airport, just what you would expect when you want the crème de la crème.

Ref Number: HP1393-K

Kitchen 7.1sqm

- Granite worktops
- Luxury modern high gloss kitchens with soft close units and granite worktops
- High quality integrated kitchen appliances
- Ideal standard fitted sanitary ware
- Porcelain ceramic tiling to kitchens and bathrooms
- AAA+ Integrated Appliances

Lounge / dining room 52sqm

The lounge and dining room is open plan making the huge 185sqm look even bigger. The property has plenty of living space that fills with natural light and from the terraces you can see the 8x4 optional swimming pool glisten in the sun.

- 185m² covered area
- Fireplace with granite surround
- Electrical points, Telephone point & TV point

Bedroom One: Master bedroom

- Triple aspect
- Sliding doors to private terrace
- Air conditioning unit
- Under floor heating
- Glass walled private terrace
- En suite Bath and Shower
- Walk in wardrobe
- Master suite also has its own dressing room and spacious private veranda.

Bedroom Two

- Built in fitted wardrobes
- Air conditioning unit
- Under floor heating
- En suite

Bedroom Three

- Built in fitted wardrobes
- Under floor heating
- Air conditioning unit
- En suite

Utility Area

- Fitted storage cupboards
- AAA+ Washing machine
- Cloakroom

Bathroom

- Luxury wet-room en suite shower and bathrooms
- Porcelain ceramic tiling
- Wood bloc flooring
- Polished wood counter tops
- Large, lit mirrored wall

Outside

- Natural stone walls
- Ironwork and railings
- Weatherproof lighting & electrical point
- Optional 8 x 4 Swimming pool
- Exterior Storage Room
- Storage space and Boiler housing

GALLERY





THE AREA

Bahceli Northern Cyprus

Bahceli is only minutes' drive from the NEW North Cyprus, Korineum Golf Course at Esentepe and just a 5 minute walk to the beach or the planned Marina. Bahceli is situated close to the peaceful and quaint Cypriot village of Esentepe where you will find grocers shops, bars and restaurants.

KaraAgac

Karaagac is an ideal location for those countryside lovers with its pine covered mountains and unobstructed Mediterranean Sea views Karaagac is a place of absolute natural beauty. An ideal place to walk amongst the local flora and fauna or relax and soak up the sun, should you ever feel you've had enough relaxation the golf course and Esentepe Village are nearby. When you feel it's time for you to get back to the hustle and bustle of town, then Kyrenia is only a short drive away



Alagadi

Alagadi is located 17km east of Kyrenia and even today is unspoilt and an area of natural beauty in Northern Cyprus The long expanse of sandy beach is enjoyed by the locals and is a popular location for tourists. The Five Finger Mountain range provides an impressive back drop to this beautiful area and is a place where tourists will feel at home alongside local families' pick-nicking or maybe even fishing in the med. The headquarters of the Marine and Turtle Conservation Project of Northern Cyprus is based at "The Goat Shed" in Alagadi. This is where visitors meet in the evenings and are taken to the beach to watch the hatching of the turtles. Northern Cyprus beaches are very important for nesting turtles. Green and loggerhead turtles lay their eggs at Alagadi beach during the summer months June – August and from August – October the turtles hatch. This has become a popular tourist attraction as visitors and tourists to North Cyprus have the opportunity to witness the hatching of the turtles.



Esentepe

Esentepe is a village with stunning views, easy access to the wonderful beaches and crystal clear water of the Mediterranean Sea and where residents usually end up with excellent views due to the strong elevation around Esentepe. Around 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. Esentepe is a charming Mediterranean

village that over the past few years has grown to become a village of note, mainly due to the amount of people who have visited and admired the beauty and decided to make it their home. Fortunately this has not detracted from the beauty, and rural feel of this coastal retreat which is nestled at the foot of the Kyrenia mountain range. Recently opened



in Esentepe is the Korinium Golf and Country Club, an 18 hole, international standard golf course. The Golf and Country Club also has a private club house, public restaurant and bar, hotel facilities and this golf course in Esentepe is quite possibly one of the most stunning courses in the entire Mediterranean region because it not only has dramatic views of the coastline but it benefits from breathtaking views of the Besparmak mountain range meaning that players may find it hard to concentrate on their game!

The Region

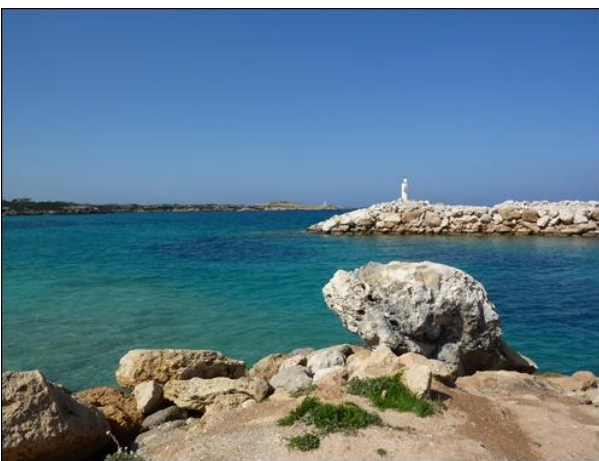
The Kyrenia, (Girne), area of Northern Cyprus is one of the most popular destinations for both holidaymakers and for those wishing to settle here. There is a wealth of European Heritage Sites spanning some 9,000 years of history, from Gothic churches and Crusader castles, to ancient Roman and Greek temples, ruined abbeys and old British colonial buildings. The Venetian built harbour in Kyrenia, reputed to be the finest in the Mediterranean, is lined with restaurants and pavement cafes. The harbour is currently used largely for pleasure craft, and the buildings are now mostly all restaurants, with outdoor tables along the water. At night, especially in the summer, the harbour is the place to be and to be seen. Enjoy a leisurely dinner with family or a lively drink with friends.



There are many beaches and sandy coves scattered around the coast. Club Acapulco and Escape Beach Club have plenty to offer, both have bar/restaurant facilities, and the Turtle Beach at Alagadi brings visitors every year to witness the rare sea turtles come ashore to lay their eggs. The Korineum Golf and Country Club is just a short drive along the coast road.

The Island

Within its boundaries, Cyprus offers a microcosm of history, Cyprus was always a stepping stone to faraway places and culture after culture has left its footprints, and today Cyprus offers an unrivalled mix of landscapes, history and culture. The atmosphere in Northern Cyprus is relaxed and friendly and the people are by nature easygoing and the relentless aggravating hassling of foreigners by street vendors and shop keepers rampant in other parts of the Mediterranean is blissfully absent.



In fact you will find that local people go to great lengths to ensure that visitors are happy



Northern Cyprus with its slow development and wide range of natural habitats is home to many species of wildlife, for botanists or birdwatcher it is a treasure trove. Plant species alone number 1,600 with each season bringing a fresh selection of flowers and fruits, Cyprus is also home to 347 species of bird and a variety of snakes and reptiles. Sea turtles attract considerable attention and both the loggerhead and the green turtles journey to Cyprus to lay their eggs on the safe sandy

beaches and strict guidelines are in place to protect these beautiful creatures.

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