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Esentepe

No Price

They say location is everything when buying your dream home in the sun! Well, This property doesn't disappoint!

Located in the sought-after area of Esentepe you will find this very impressive grand villa positioned within a secure, gated, private complex.

Originally built for the developer 14 years ago as his private home the property offers many unique features with no expense spared with superior quality finishes.

Refurbished in 2022 (pool & terraces retiled, full decoration in & out) the accommodation highlights include; Master bedroom with walk-in dressing room & twin basin En-suite, 3 additional bedrooms all with En-suite, Large open plan living area comprising; bespoke kitchen with a centre island feature including large dining area, adjacent step-down vast lounge with feature stone fireplace & panoramic floor to ceiling sliding doors leading to a covered terrace.

Fraser Meridies Estates Ltd.
34b Kordon Caddesi, Girne, MERSIN 10

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Entrance Hall
25'11" x 25'0" (7.90 x 7.63)
Grand West facing double door entrance, dehumidifier.
Stonewall decor with access to lounge & downstairs bedrooms.

Lounge
29'5" x 22'5" (8.99 x 6.84)
South, East & West facing windows aspects with floor to ceiling sliding glass doors leading to covered terrace,
Feature marble fireplace with integrated log burner, General Electric air-conditioning unit, dehumidifier, fabulous stone wall feature.

Kitchen & Dining Area
30'2" x 14'4" (9.20 x 4.37)
South, East & West facing window aspects with double glass doors leading to terrace & pool area,
General Electric air-conditioning unit, large fully fitted kitchen with composite worktop,
feature centre island with Siemens 6 ring hob & extractor fan,
double fridge freezer, oven, microwave & integrated dishwasher.

Landing/Staircase
16'4" x 24'4" (4.98 x 7.42)
Large East & West facing feature arched window aspects,
Travertine marble staircase, wrought iron balustrade with wooden handrail.

Master Bedroom with En-suite & Dressing Room
22'10" x 30'0" (6.97 x 9.15)
South & North East facing window aspects with floor to ceiling glass doors,
large covered terrace with stunning views of the mountains & Mediterranean,
General Electric air-conditioning unit, Ferroli dehumidifier, separate dressing room with large fitted wardrobes.
En-suite: Large bathroom with East facing window aspects, His & Hers basin with marble worktop,
Large bathtub, walk-in shower, heated towel rail, toilet unit.

Bedroom 2 with En-suite
25'1" x 14'6" (7.67 x 4.43)
North, East & West facing window aspects with sliding doors leading to private terrace,
General Electric air-conditioning unit, large fitted wardrobe.
En-suite: Walk-in shower, towel rail, wall mounted vanity unit with cupboard, wall mounted mirror, toilet unit.

Bedroom 3 with En-suite (Downstairs)
20'9" x 14'5" (6.35 x 4.41)
North & East facing window aspects with sliding doors leading to private balcony,
fabulous views of the garden & Mediterranean, large fitted wardrobe, General Electric air-conditioning unit.
En-suite: North facing window aspect, walk-in shower, toilet unit, wall mounted vanity unit with cupboard,
wall mounted mirror, heated towel rail.

Bedroom 4 with En-Suite (Downstairs)
19'7" x 14'7" (5.98 x 4.46)
North & West facing window aspects with sliding doors leading to private balcony,
Large fitted wardrobe, General Electric air-conditioning unit,
En-Suite: Walk-in shower, toilet unit, heated towel rail, wall mounted vanity unit with cupboard,
wall mounted mirror.

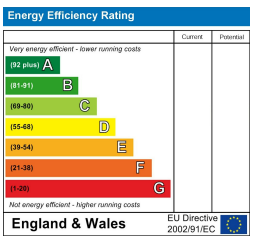
Cloak Room
5'4" x 8'3" (1.65 x 2.53)
East facing window aspects, fitted wardrobe/cupboard.

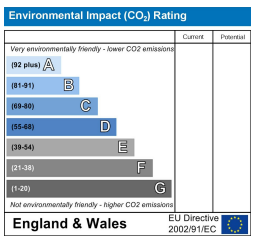
Understair Storage Room
14'6" x 3'5" (4.44 x 1.06)
Convenient storage area for miscellaneous items.

Guest W/C
8'2" x 5'10" (2.50 x 1.78)
East facing window aspect, toilet unit, wall mounted mirror,
vanity basin with cupboard, heated towel rail.

Laundry Room
10'3" x 8'3" (3.14 x 2.52)
East facing window aspects, fitted cupboards with white composite worktop & sink,
Siemens washing machine, tumble dryer, Ugur deep freezer, Arcelik fridge freezer,
Valiant heat pump, 2 x Valiant boilers.

Garden & Pool Area
7608'3"6'6" (2319m2)
Large bespoke pool mosaic tiled pool with an overflow feature, beautifully landscaped garden with an assortment of trees & shrubs,
Irrigation system, outdoor shower, abundance of sunbathing & seating terraces with amazing views of the mountains & sea,
outdoor kitchen & bar area ideal for entertaining guests & alfresco dining, large private driveway to accommodate 4 cars.





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