



Kyrenia

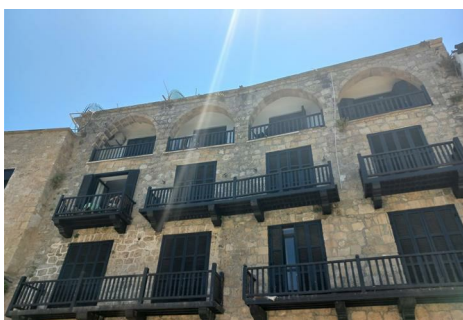
Price £499,950

Pre-1974 British Title Deed!

Located in the heart of the historic Kyrenia harbour, this property offers a unique opportunity to own a piece of Cyprus's rich history. Featuring three spacious bedrooms, it boasts breathtaking views of the picturesque harbour, making it an ideal retreat for those captivated by waterfront living.

Inside, traditional Cypriot terrazzo flooring and arches add a touch of elegance and authenticity. With its prime location and stunning views, this property presents a fantastic opportunity for both personal enjoyment and holiday lets in one of Cyprus's most sought-after locations.

Viewing highly recommended, don't miss out!!!



Entrance Hall

8'3" x 8'10" (2.52 x 2.71)

Large West facing wooden door entrance with wrought iron security gate, sliding wooden doors leading to lounge.

Lounge & Dining Area

25'6" x 20'10" (7.79 x 6.36)

North facing window aspect with glass doors leading to private terrace overlooking Kyrenia Harbour, Feature marble fireplace with traditional Terrazzo mantle piece. Galley Kitchen to easily serve the lounge & dining area, wooden worktop with sink, hob, microwave & extractor fan, fitted cupboards.

Kitchen/Utility Room

5'3" x 12'9" (1.62 x 3.9)

South facing window aspect, fully fitted kitchen, washing machine, dishwasher, oven & fridge freezer.

Master Bedroom

12'7" x 14'6" (3.86 x 4.42)

South facing window aspect, glass doors leading to large terrace with views of Aga Cafer Pasa Mosque & traditional buildings.

Large fitted wardrobe, AUX air-conditioning unit.

Bedroom 2

14'4" x 15'0" (4.37 x 4.59)

South facing window aspect with glass doors leading to large terrace,

West facing window aspect & large fitted wardrobe.

Bedroom 3

10'9" x 16'5" (3.28 x 5.02)

West facing window unit, AUX air-conditioning unit, large fitted wardrobe.

Corridor

3'10" x 32'1" (1.17 x 9.78)

East facing double windows, access to kitchen/utility room, bathroom & 3 bedrooms.

Family Bathroom

6'7" x 9'0" (2.03 x 2.76)

North facing window aspect, large bathtub, toilet unit, pedestal basin, wall mounted mirror.

Guest W/C

3'1" x 10'9" (0.95 x 3.29)

West facing window aspect, toilet unit, pedestal basin, wall mounted mirror.

North Facing Balcony

Recently renovated, this small wooden balcony has the most amazing views of Kyrenia Harbour and the Mediterranean, perfect for morning coffee or late afternoon cocktails!!!

South Facing Terrace

The rear terrace has a relaxing setting with views of Aga Cafer Pasa Mosque and traditional cobbled streets of Kyrenia.



Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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