



# Two Bedroom Semi Detached Villa with Swimming Pool

Kayalar, Kyrenia West, North Cyprus

- Property Ref: 419
- Picturesque mountain and sea view.
- Modern resort complex.
- Private swimming pool.
- Tennis court.
- Beach and restaurant.

Starting from  
**£495,000**



134 m<sup>2</sup> to 226 m<sup>2</sup>



2 Bedrooms



2 Bathrooms



7 Months Instalments



December 2024  
Completion

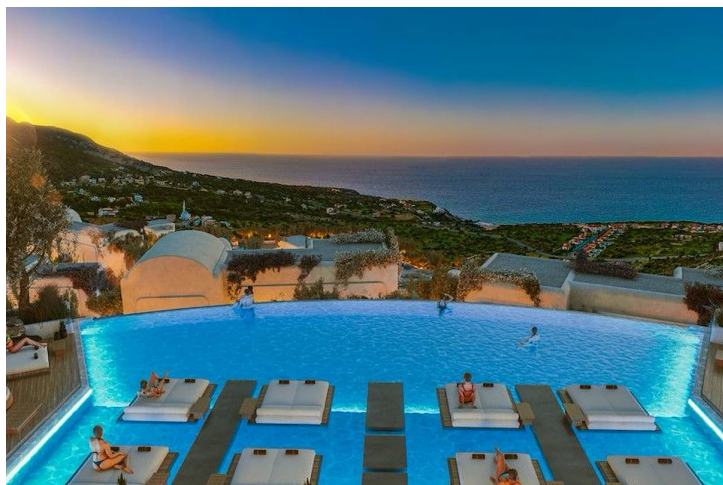
Email: [sales@dmgpropertygroup.com](mailto:sales@dmgpropertygroup.com)  
Website: [www.dmgpropertygroup.com](http://www.dmgpropertygroup.com)

**DMG** PROPERTY  
GROUP



# Two Bedroom Semi Detached Villa with Swimming Pool

## Exterior Images





# Two Bedroom Semi Detached Villa with Swimming Pool

## Interior Images



# Two Bedroom Semi Detached Villa with Swimming Pool

## Floor Plan



GROUND FLOOR

LIVINGROOM	27.50 sqm.
KITCHEN	16.50 sqm.
TOILET	2.50 sqm.



FIRST FLOOR

MASTER BEDROOM	18.50 sqm.
BATHROOM	8.00 sqm.
BEDROOM	15.00 sqm.
BATHROOM	7.00 sqm.
BALCONY	8.00 sqm.
CIRCULATION	7.00 sqm.

TOTAL	116 sqm.
TERRACE&POOL	125 sqm.

## PREMIUM VILLA



TYPE - A



TYPE - B



TYPE - D



TYPE - E



TYPE - E



# Two Bedroom Semi Detached Villa with Swimming Pool

## Facilities



Bar



Gardens (Landspaced)



Gated Community



Onsite Management



Parking



Pool (Outdoor)



Tennis



# Site Plan

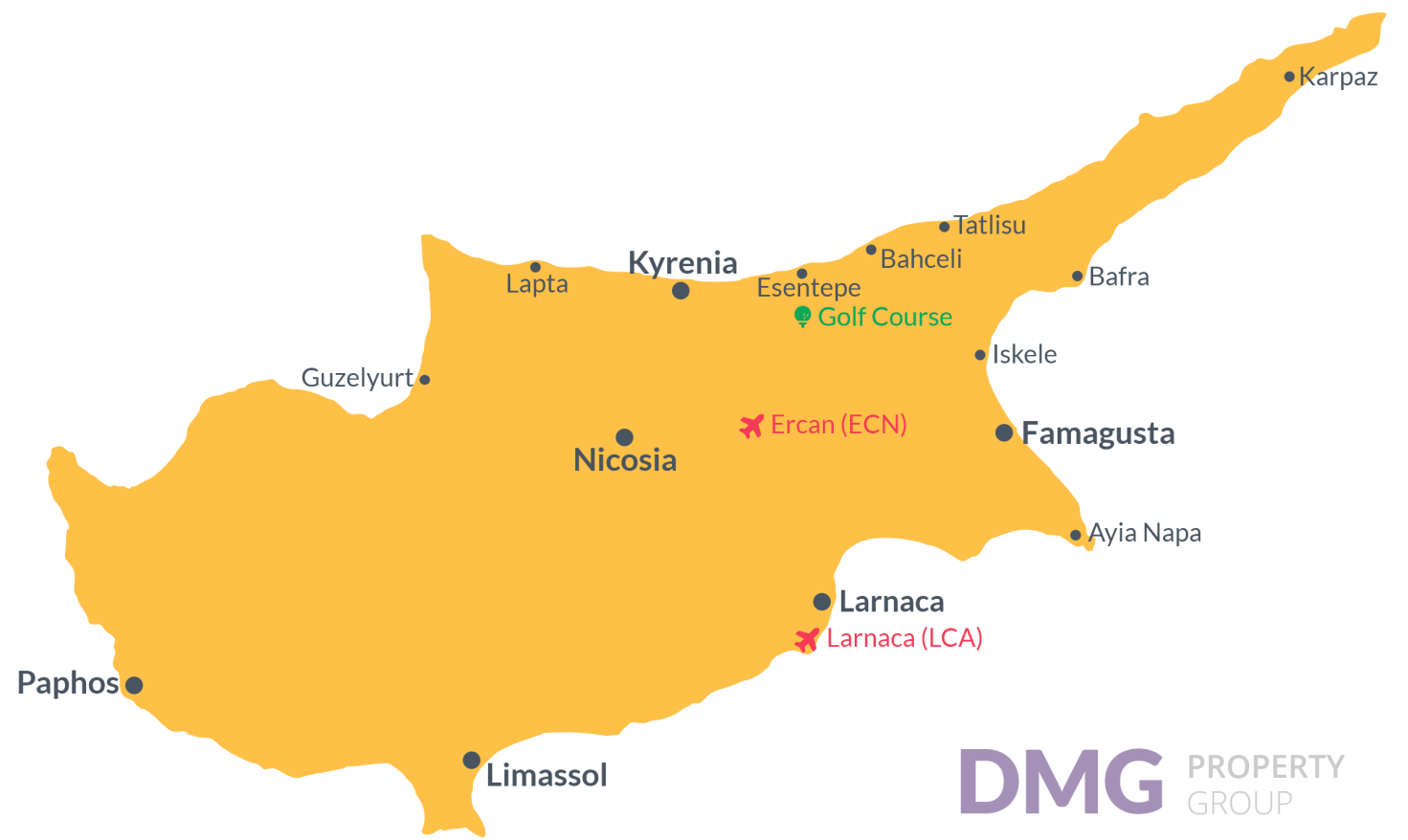
Kayalar, Kyrenia West, North Cyprus





# Project Location

The project is located on the hillside with an unique sea and sky view in Kayalar which is a small village in Kyrenia District located in northern Cyprus.



Beach	3 mins	Kyrenia	30 mins
Supermarket	3 mins	Ercan Airport	60 mins
Restaurants and Bars	5 mins	Larnaca Airport	90 mins
Lapta Coastal Walkway	15 mins		
5 Star Hotels and Casinos	25 mins		



# About the Project

The project is inspired by the Mediterranean architecture. Each residence's infinity pool with its own sea view and spacious indoor and outdoor spaces are prepared for you by considering the high quality of materials and workmanship.

Exclusive beach.

7/24 Security.

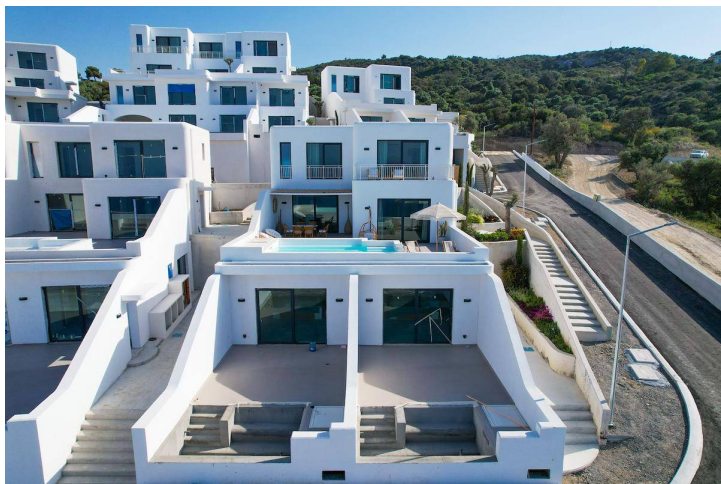
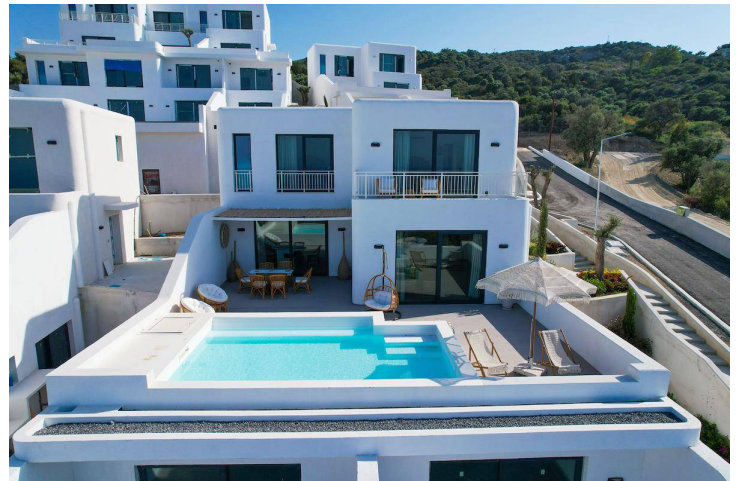
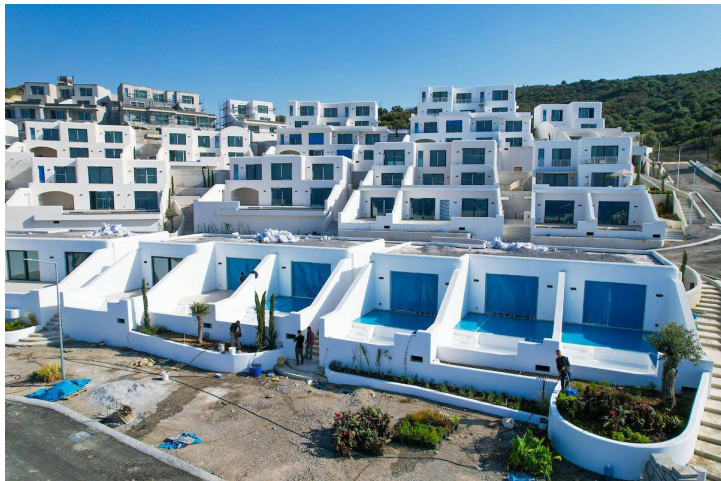
Tennis Court.

Sunset Lounge and Infinity Pool.

# Two Bedroom Semi Detached Villa with Swimming Pool

Construction Status

April 2024





# Lowest Price Unit For This Property Type

## Property Info

Type
2 Bedroom Semi-detached Villa

No
9

Block
G

Floor

Interior
81.00 m <sup>2</sup>

Balcony Terrace
53.00 m <sup>2</sup>

Total Living Space
134.00 m <sup>2</sup>

Private Pool
12.50 m <sup>2</sup>

# Lowest Price Unit For This Property Type

## Payment Plan

Current Date	Start Date	Delivery Date	Price	Initial Payment Amount
May 2024	December 2022	December 2024	£495,000	£173,250 35%

65% of the installment payment plan

1. Installment June 2024	£45,965
2. Installment July 2024	£45,965
3. Installment August 2024	£45,965
4. Installment September 2024	£45,965
5. Installment October 2024	£45,965
6. Installment November 2024	£45,965
7. Installment December 2024	£45,960