

# 4 Bedroom Detached House in Geri, Nicosia

For Sale : **€ 455,000**

**Description**
4-Bedroom Detached House

Apartments & Living Spaces
This upcoming 4-bedroom contemporary detached house forms part of a new boutique residential development in the picturesque village of Geri, Nicosia. The home combines clean modern architecture with the relaxed atmosphere of village living and offers 154 m² of internal living space distributed across two storeys (73 m² ground floor and 81 m² first floor), set on a generous 262 m² private plot.

The ground floor features a bright and central open-plan living area combining the kitchen, dining, and lounge into one harmonious environment of 73 m². Large openings invite natural light deep into the home and create a seamless connection to the outdoor areas. The residence benefits from a 15 m² covered veranda and a 15 m² uncovered terrace, providing generous outdoor living areas for relaxation and entertaining in the Mediterranean climate, supported by a private 262 m² plot.

Bedrooms
The first floor measures 81 m² and accommodates four well-proportioned bedrooms, each designed as a calm and private retreat away from the main living areas. The rooms allow for comfortable furnishing with wardrobes, bedside tables, and additional elements such as a desk or dressing area.

Large windows enhance both natural light and ventilation, creating a fresh and airy environment throughout the day. The design focuses on simplicity and elegance, using high-quality materials and neutral tones to create a relaxing and timeless feel.

The master bedroom offers a more spacious layout with a refined sense of privacy, while the remaining bedrooms provide flexible use as family bedrooms, guest rooms, a home office, or children's rooms — making the home well suited to both family living and hosting visitors.

Overall Feel
Every room is designed with attention to detail, ensuring a balance between style and practicality. The combination of natural light, modern finishes, premium specifications, and well-planned two-storey layouts creates living spaces that feel both comfortable and sophisticated — perfectly suited for contemporary family living in a peaceful suburban setting.

Geri is a well-established residential village in the Nicosia district, offering a relaxed lifestyle with easy access to the capital, major road networks, schools, supermarkets, and everyday services. The area retains its traditional Cypriot character while providing modern conveniences, making it an excellent choice for permanent family living, holiday use, or rental investment with strong long-term value potential.

In total, the home offers 220 m² of total area across its internal and external spaces, set on a private 262 m² plot. The property is rated Energy Efficiency Grade A, with high-quality construction and modern, energy-efficient features throughout. Includes a covered parking area of 33 m² The home includes a private 3 m² storage room. — ideal for both end-users and investors seeking a well-built, future-proof home in one of Nicosia's most desirable village settings.

## Details

Property Type: **House**
Status: **Available**
Unit Number: **Plot 3 Seville K1+K2**
Website

## Main Features

Property Subtype: **Detached House**
Construction Stage: **Under Construction**
Bedrooms: **4**
Bathrooms: **3**
Covered Parking: **1**

## Area

Internal Area: **154m²**
Covered Area: **169m²**
Total Area: **220m²**

Covered Verandas: **15m²**
Storage: **3m²**

Uncovered Verandas: **15m²**
Plot Area: **262m²**

## Energy & Heating

Energy Efficiency Grade: **A**

## Further Details

Alarm, Secure Door