



Four Bedroom Luxury Villa in Catalkoy

Catalkoy, Kyrenia East, North Cyprus

- Property Ref: 179
- Only 10 minutes drive to Kyrenia Town Centre, these villas are located in a highly sought after location
- Close to all the major schools and Universities, the villas will make a great home for families. At the same time they are very close to the beach making them a great holiday home option too
- Stunning coastline views. Private swimming pool and garden included in the price
- The villas are spacious, with large windows bringing the outdoors indoors. The design is highly modern with high quality workmanship
- Your door will open to the deep blue waters of the Mediterranean

£799,000



324 m² to 398 m²



4 Bedrooms



4 Bathrooms



4 Months Instalments



September 2025 Completion

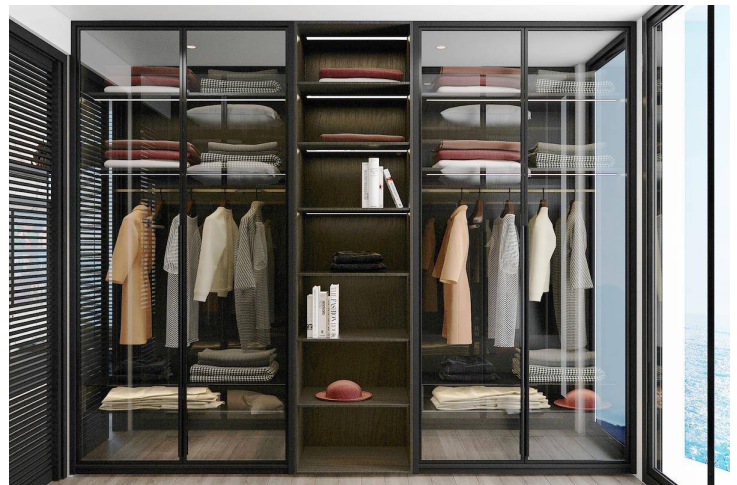
Four Bedroom Luxury Villa in Catalkoy

Exterior Images



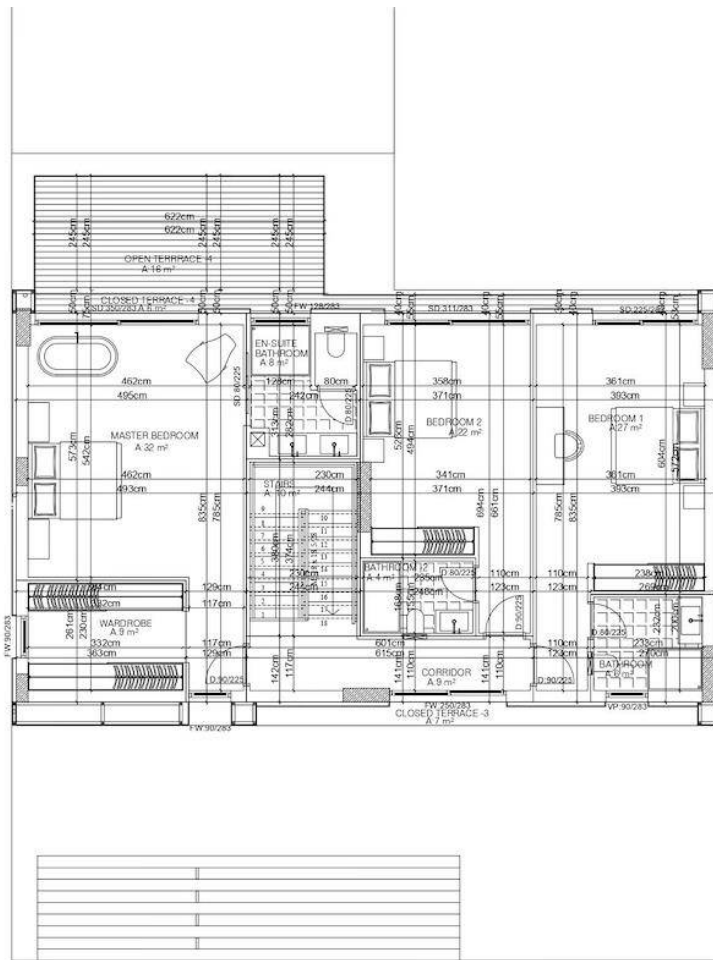
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Interior Images



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Floor Plan



TYPE E-1. FLOOR PLAN

ÇATALKÖY TYPE -E VILLA 5

1. FLOOR PLAN

Ground Floor Close Area: 184 m²
(Closed Areas : 12 + 8 = 20 m²)
Closed Terrace : 25 m²
Open Terraces : 77 m²
Semi Open Terraces- A: 28 m²

First Floor Close Area: 142 m²
(Closed Areas A: 13 m²)
Open Terraces- A: 16 m

Building Close Area: 326 m²
Swimming Pool-A: 50 m²
Close Garage: 28 m²
Gross Area: 560 m²

Facilities



Parking



Site Plan

Catalkoy, Kyrenia East, North Cyprus



Project Location

These luxury villas are located in the highly sought-after location of **Catalkoy**, North Cyprus.



Hiking Trails	2 mins	Bellapais Monastery	10 mins
Sah Supermarket	5 mins	English School of Kyrenia	10 mins
Acapulco Spa Resort	5 mins	Kyrenia Town Centre	10 mins
Diana Beach Club	6 mins	Korineum Golf Course	12 mins
Suat Gonsel Hospital	6 mins	Ercan Aiport	35 mins



About the Project

Step into the life of opulence, style and comfort that you deserve in the trendy and highly sought-after village of Catalkoy. Currently under construction, this project comprises 36 beachside luxury villas with choices of four, five and six-bedroom floor plans along with private gardens and swimming pools. Its location offers the perfect combination of seclusion and privacy, plus the incredible convenience of being within minutes of Kyrenia's lively town centre and most esteemed schools (ESK and Final University).

Imagine waking up to your own slice of paradise with idyllic views over the ocean while having plenty of lifestyle advantages within your grasp. Your everyday life could very well include enjoying a peaceful stroll on the seashore and going for a relaxing dip in your private pool. These upscale villas are generous in size, offering all the room you need to move, relax and entertain. Inside, you will be impressed by a refined selection of light-filled top-notch finishes of neutral colours radiating undeniable sleekness and modern-day sophistication.

If you're looking for the perfect investment home that captures the pinnacle of homeownership in the Kyrenia region or a lifestyle property where impressions are sure to last forever, this will certainly not disappoint. This project is currently under construction and will be finished in December 2024, giving you the chance to acquire a villa before its completion. Call now for enquiries – we will be happy to assist you in turning your dream home into a reality.

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Construction Status

April 2025



March 2025



Payment Plan For This Property Type

Property Info

Type

4 Bedroom Villa

No

17

Block

ES

Floor

0

Interior

324.00 m²

Total Living Space

324.00 m²

Plot

644.00 m²



Payment Plan For This Property Type

Payment Plan

Current Date	Start Date	Delivery Date	Price	Initial Payment Amount
May 2025	November 2022	September 2025	£799,000	£239,700 30%

70% of the installment payment plan

1. Installment June 2025	£139,825
2. Installment July 2025	£139,825
3. Installment August 2025	£139,825
4. Installment September 2025	£139,825

