

DIAMOND CASA  
HOUSE NO.8



# WELCOME

Diamond Casa House No. 8 is a unique residence built by CCS Stylianides Group to the highest standards in one of Limassol's most sought-after locations, Moutagiaka area. Affording the ultimate in luxury family living and offering a superb balance of both formal and relaxed living spaces, Diamond Casa House No. 8 is a perfectly designed family home.

TOTAL AREA OF 272m<sup>2</sup> | 4 BEDROOMS | 4 BATHROOMS | PRIVATE GARDEN

PRIVATE PARKING | PRIVATE SWIMMING POOL | ROOF TERRACE

HOUSE NO.8











A SUPERB BALANCE OF BOTH  
FORMAL AND RELAXED  
LIVING SPACES

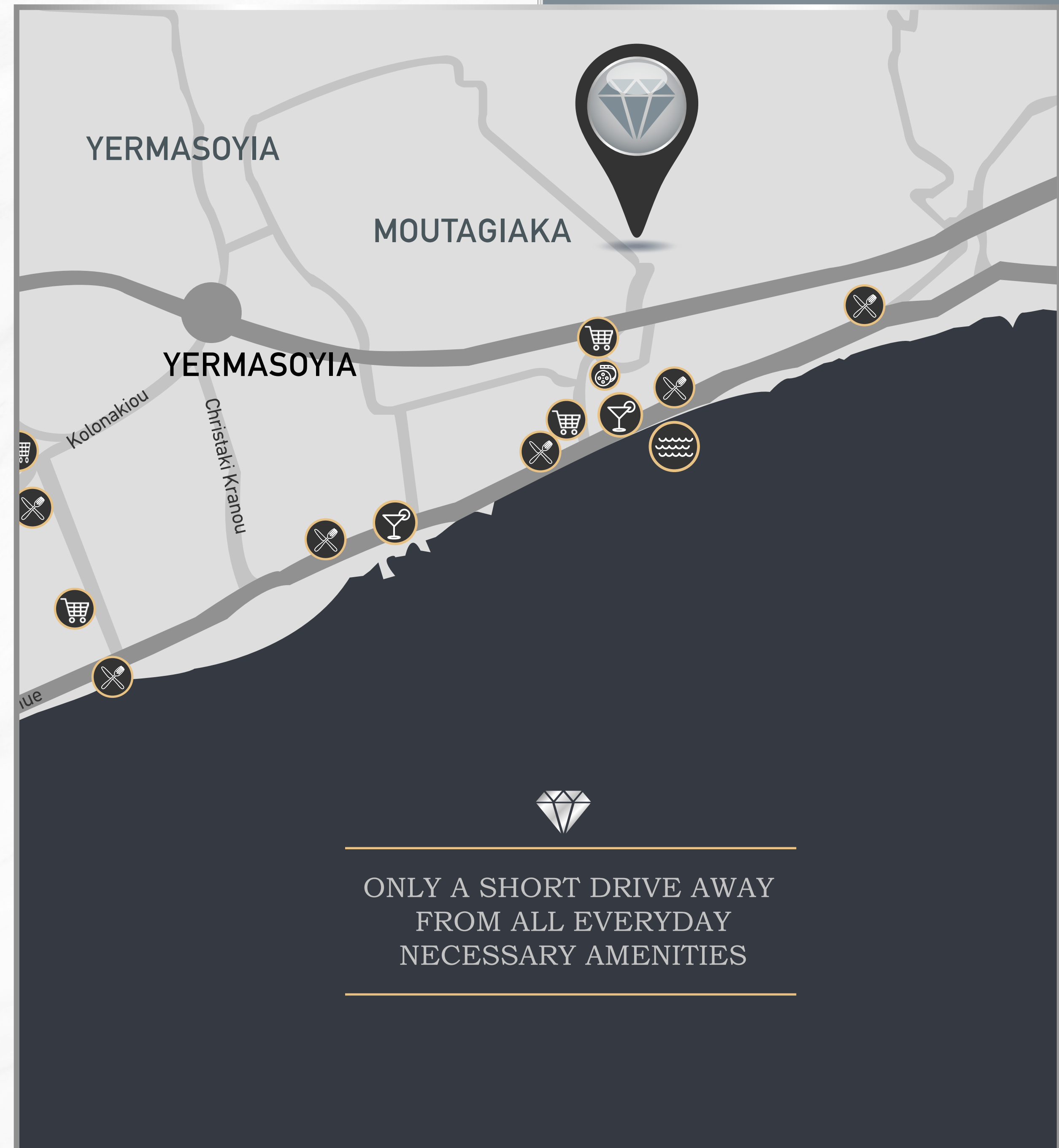
HOUSE NO.8





# LOCATION

Diamond Villa is located in Moutagiaka Area a prime residential area of Limassol, this exclusive location offers lovely views of the sea and surrounding countryside and is close to the beach and all amenities. Supermarket and mini-markets, bakery, K-Cineplex cinema, beach cafes and restaurants are all within 5 minutes' drive. Limassol City Centre is only a short drive (5-10 minutes), private schools (Grammar School, Heritage & Foley's all within a radius of 10 – 15 minutes drive.





# LIVING AREA

A comfortable, inviting and full of style living space that is suitable for enjoying family time and entertaining loved ones. Just a balcony door away lies the lovely patio area where you can enjoy the Cyprus's warm sunny days next by your own private swimming pool.





# KITCHEN

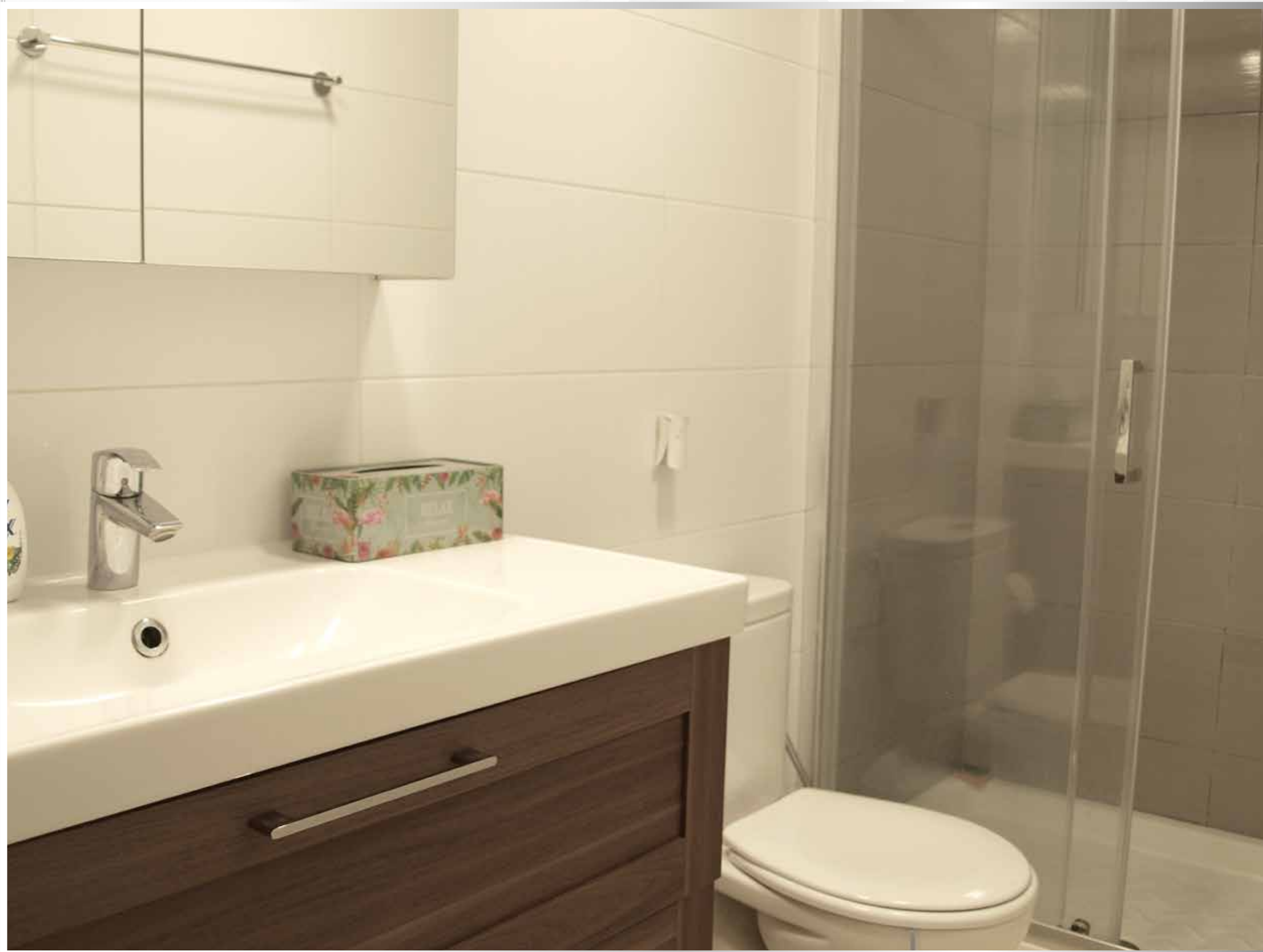
The kitchen is part of a custom open-plan design that includes the living and dining area. The kitchen combines elegance and functionality, blending granite countertops and marble flooring with stainless steel appliances. The configuration of the social space encourages casual interaction and provides a stunning view of the house's beautiful private garden.



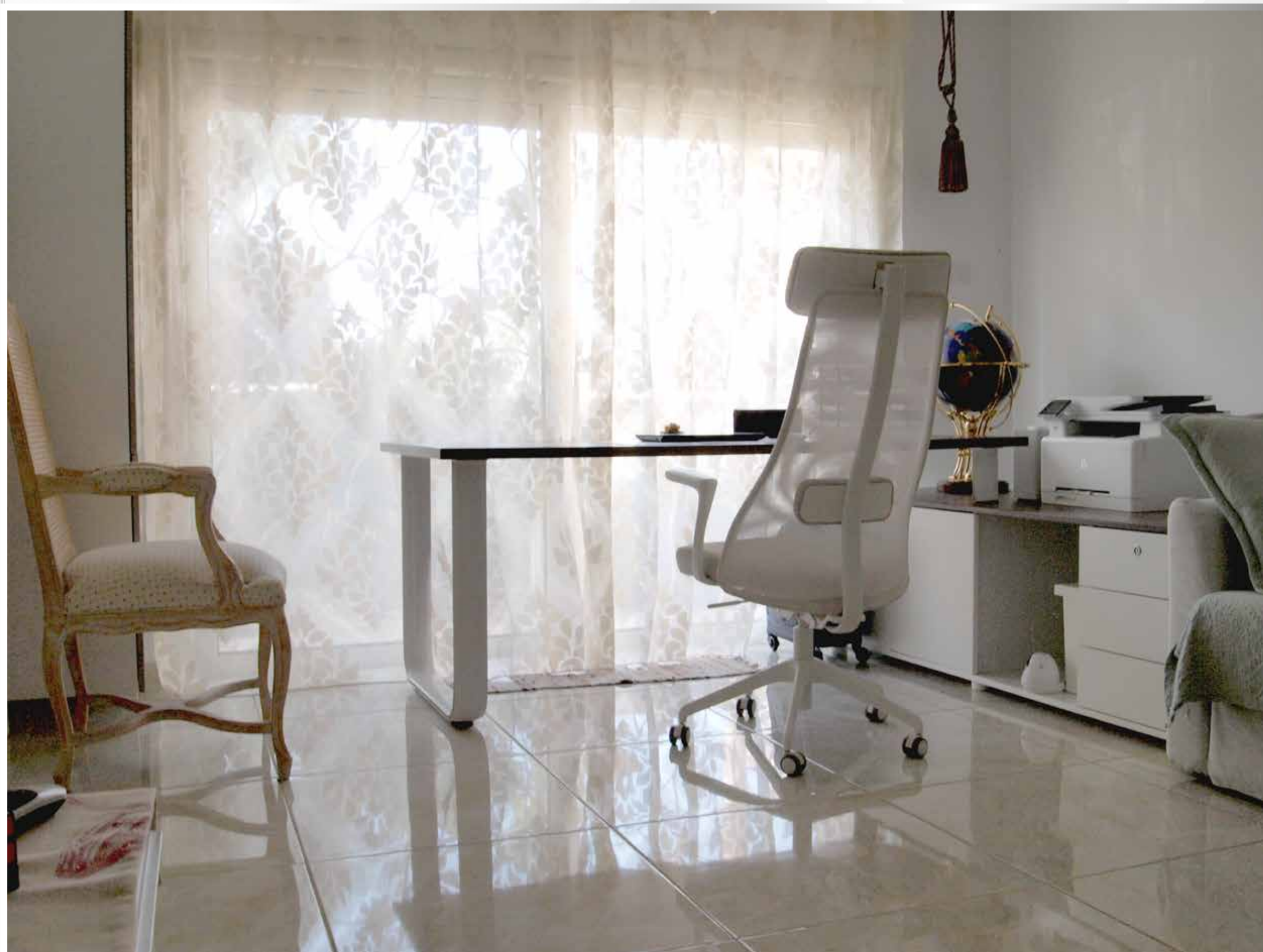




















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SEA AND  
COUNTRYSIDE VIEWS

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HOUSE NO.8





# SPECIAL FEATURES

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Top Quality Italian Wardrobes

Electric Shutters on Windows & Patio Doors

Pressurized Water System

Fly Screens on Windows & Patio Doors

Pipe in Pipe Plumbing System

Security Door

Audio Entry System

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Decorative Ceilings & Hidden Lighting

Solar Water Heating

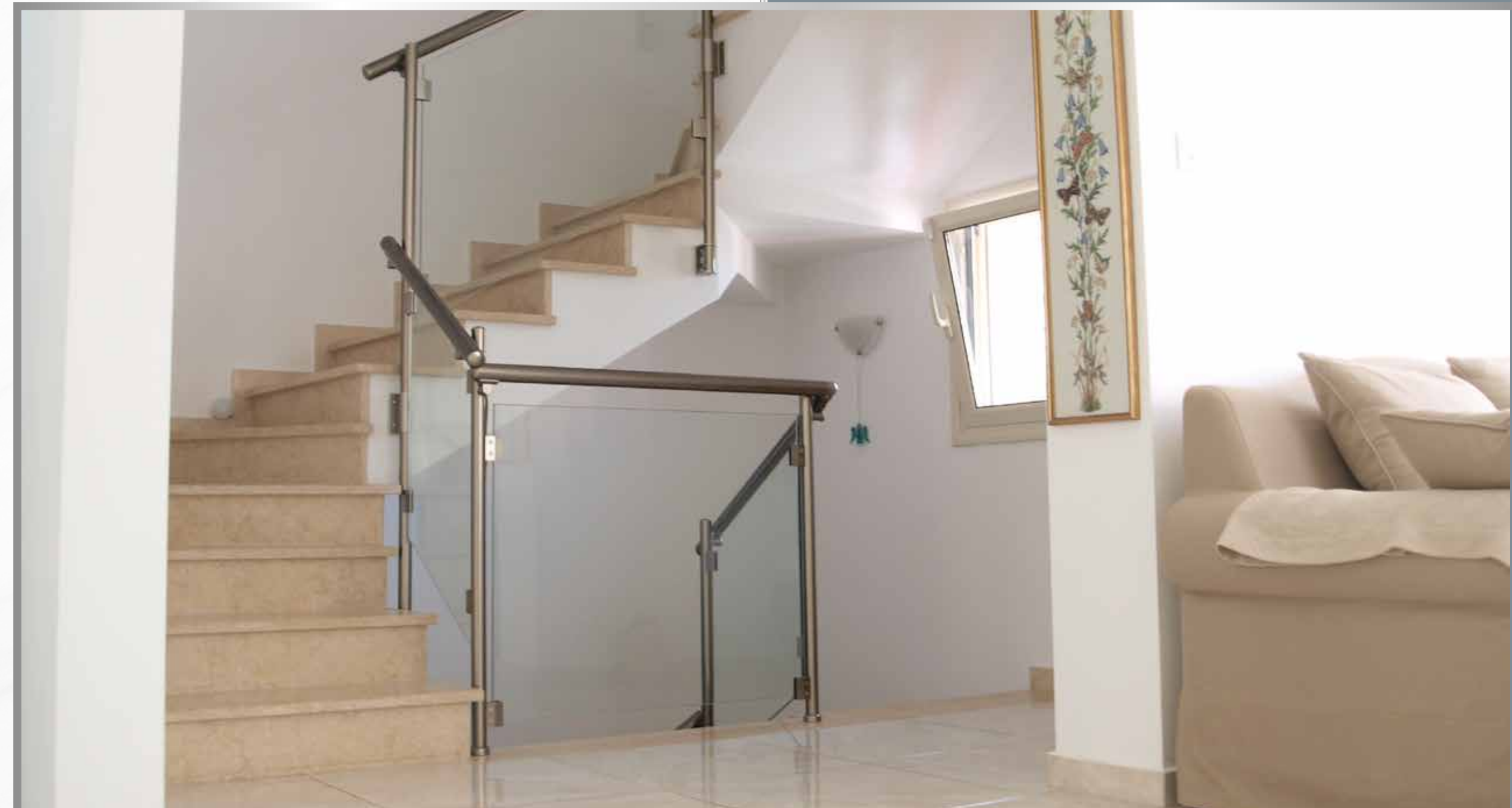
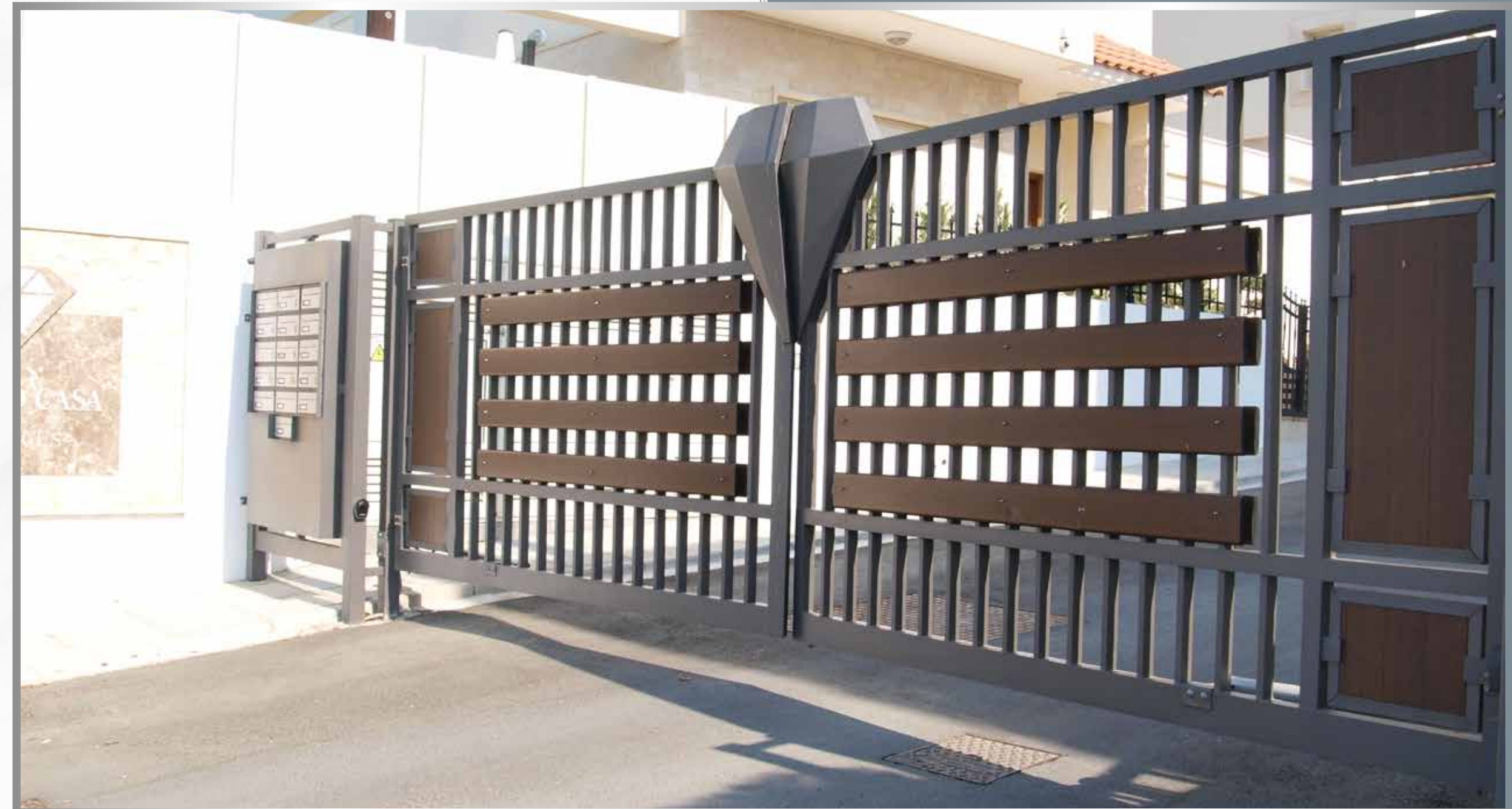
Marble Stairs

Double Glazed Windows & Patio Doors

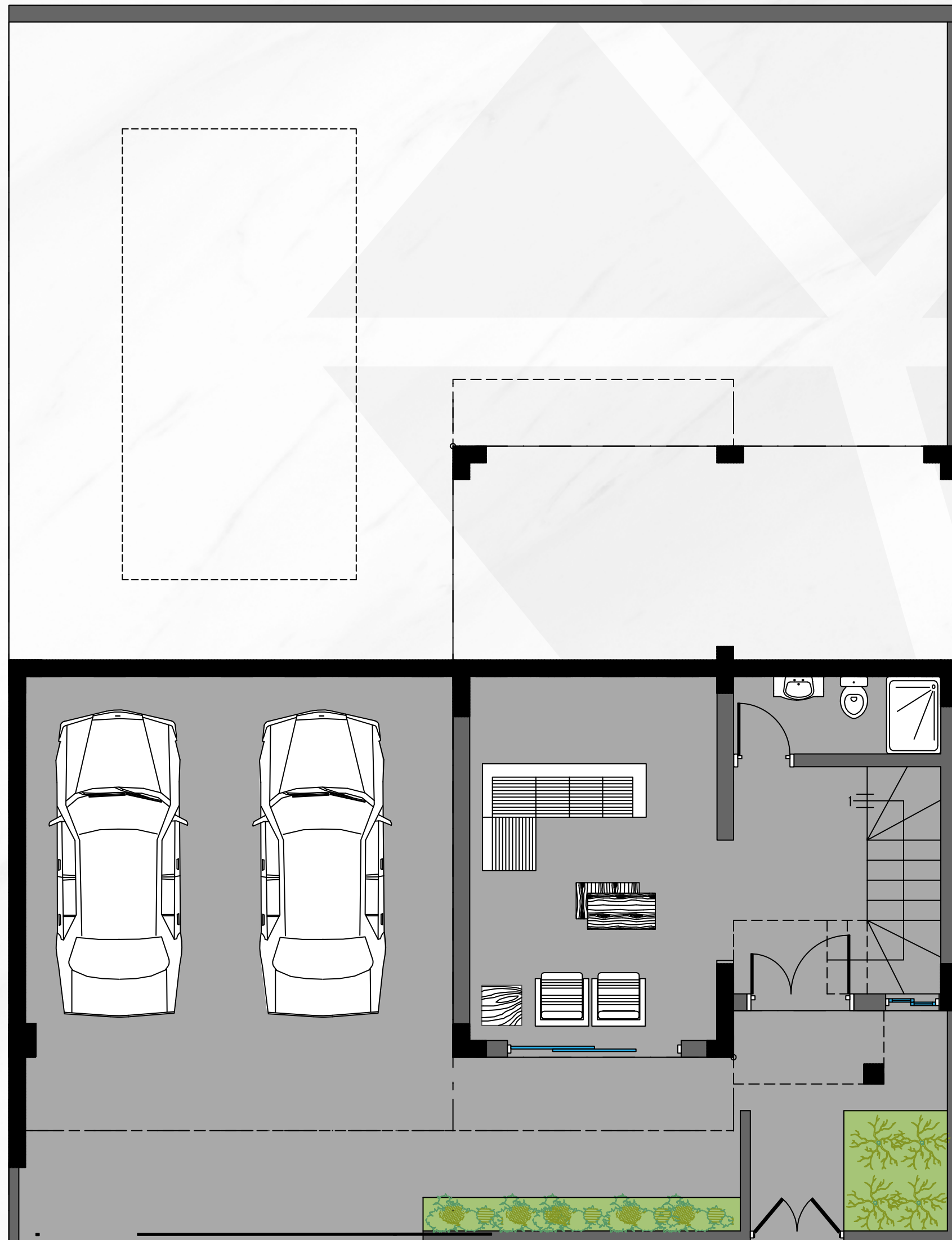
Automatic Irrigation System

Central heating

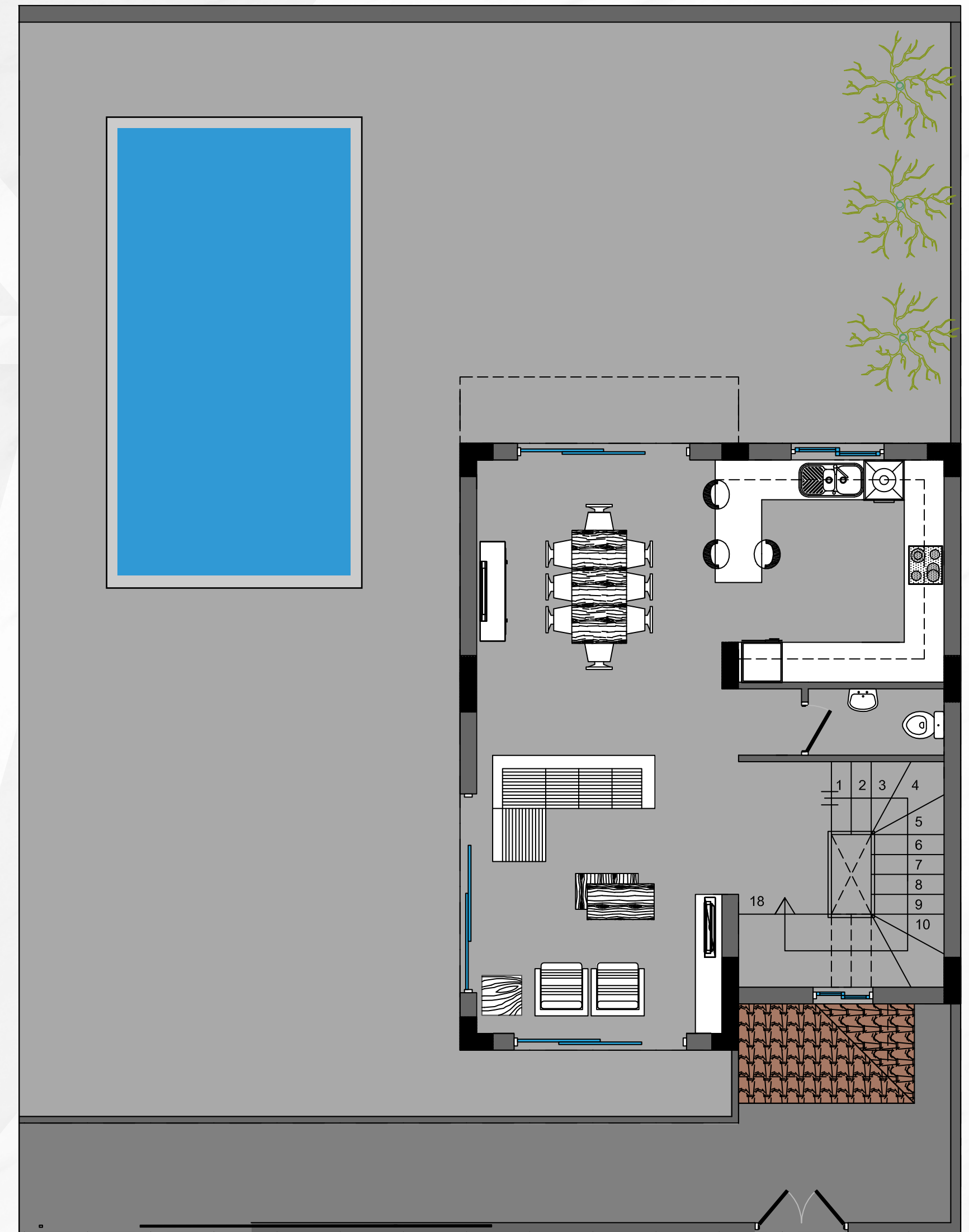
Air Conditioning





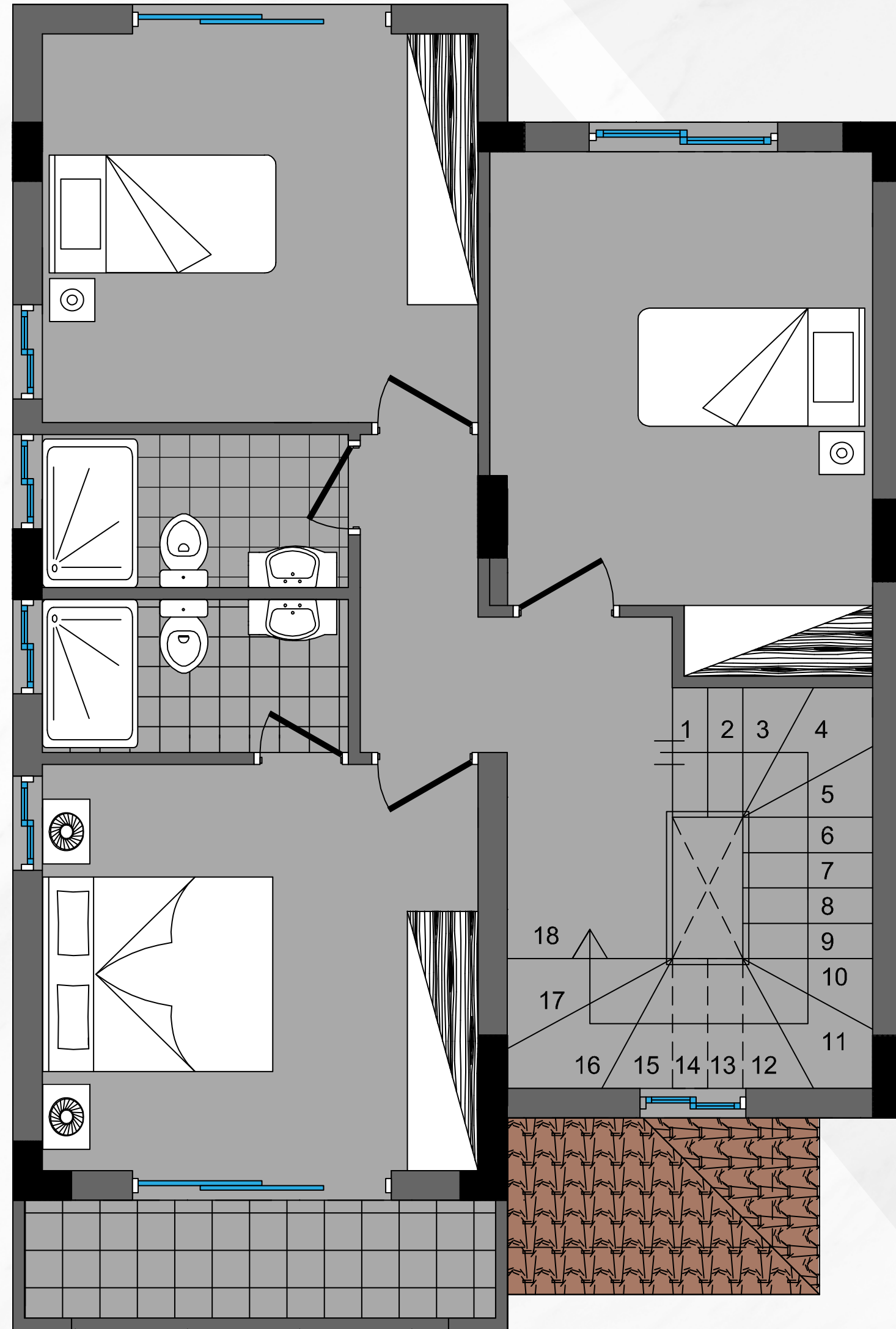


BASEMENT

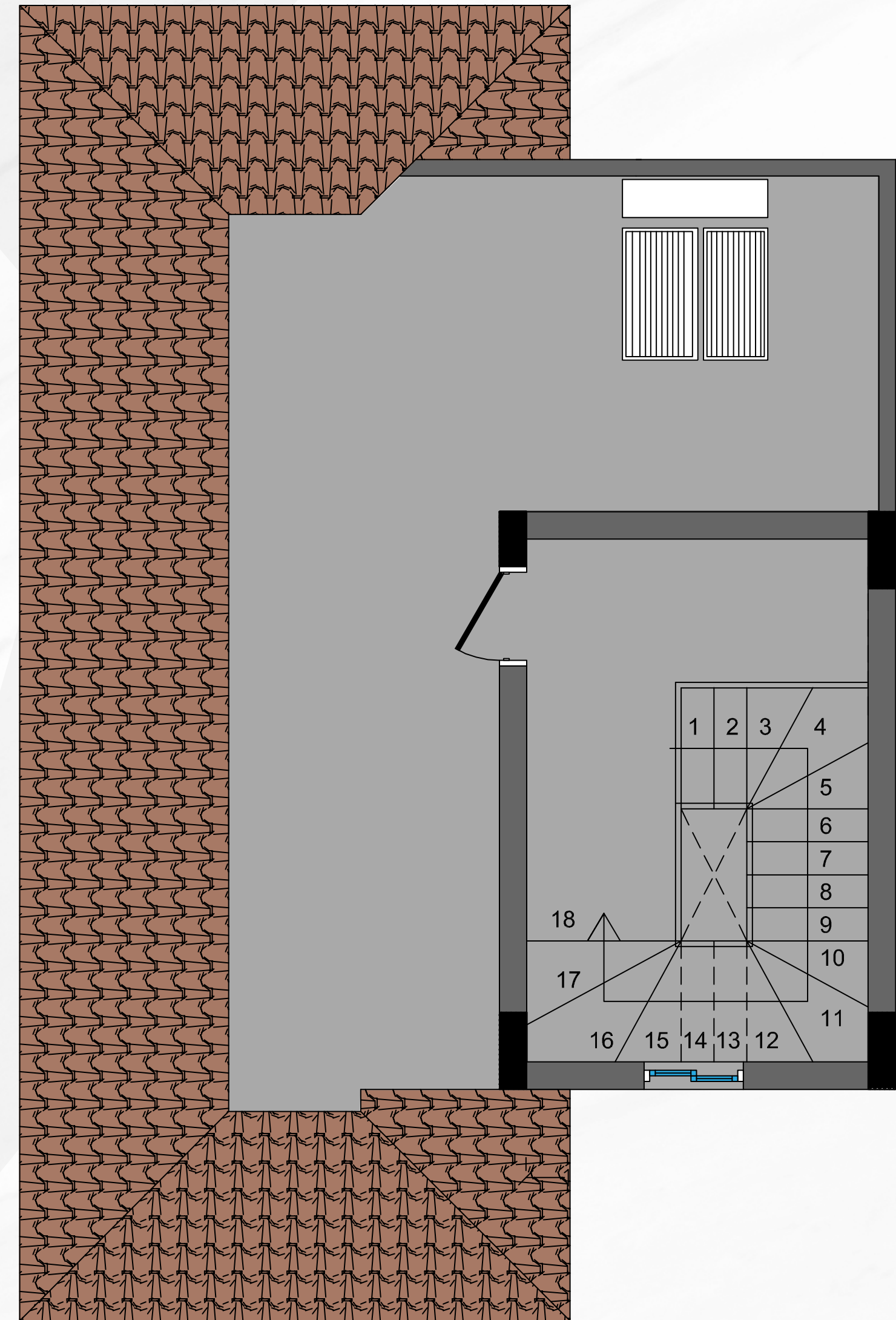


GROUND FLOOR





1ST FLOOR



ROOF TERRACE





## STYLIANIDES GROUP

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QUALITY IS OUR HABIT!