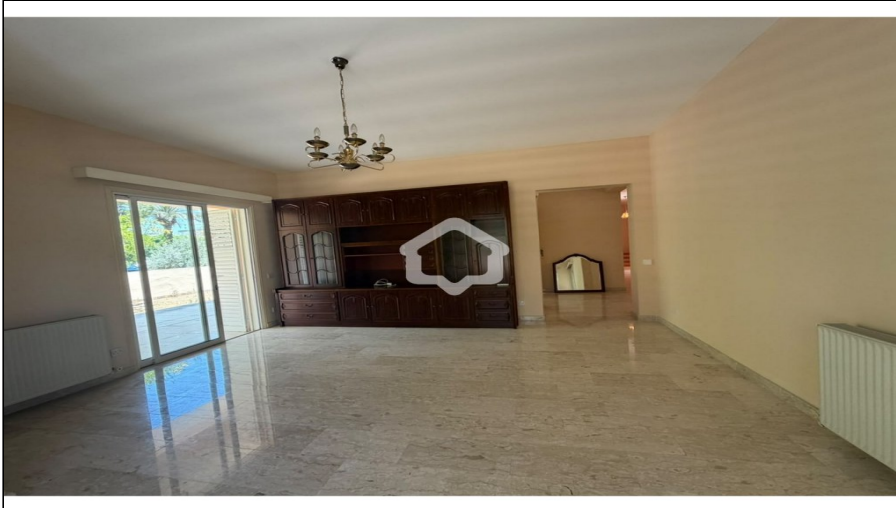




## For Rent, House, Semi-detached House, Nicosia, Strovolos, Ap. Varnavas and Ag. Makar.

TZOIMISTRA (Karyatidon Str.), APOSTOLOS  
VARNAVAS & AGIOS MAKARIOS, STROVOLOS,  
NICOSIA, REG:10/1780

For Rent : € 1,950

### Description

For Rent Semi Detached House In Strovolos, Nicosia

Elite Executive Living with Private Landscaped Garden in a Premier Urban Location

Step into a grand standard of suburban luxury and architectural comfort with this stunning 4-bedroom semi-detached executive residence available for rent in the prestigious municipality of Strovolos, Nicosia. Masterfully laid out across 2 flawlessly optimized floors and having been recently renovated, this property delivers a seamless blend of timeless character, high-end modernization, and total urban connectivity. It stands as an absolute premier rental choice for large families, corporate CEOs, or foreign diplomats seeking a pristine, sprawling home with dedicated functional spaces in the capital's most affluent residential core.

Expansive Interior Footprint & Masterful Functional Layout

Every square meter of this newly upgraded residence has been engineered to provide separate professional zones, high-utility support spaces, and a flowing family atmosphere:

Dedicated Executive Office: Includes a private, quiet office room separate from the main social hubs, making it an absolute dream layout for remote business operations, legal professionals, or an extensive private library.

Optimal Bedrooms & Sanitary Layout: Features 4 spacious bedrooms with extensive sleek wardrobe storage. The master suite is privileged with a private en-suite shower configuration, layout supported overall by 2 pristine bathrooms to streamline busy household routines.

Dedicated Laundry Room: Features a separate, highly practical laundry room, keeping washing appliances, linen organization, and household maintenance entirely hidden away from the primary living pavilions.

Indoor-Outdoor Harmony & Curated Landscaped Garden

Private Shaded Verandas: The open-plan living and formal dining zones unfold beautifully onto deep covered terraces, perfect for fresh-air relaxation or evening hosting.

Lush Botanical Canvas: The verandas transition out seamlessly into a beautifully curated, mature landscaped garden wrapped in lush local greenery, offering a completely secure, private outdoor sanctuary for children's safe play, family relaxation, or open-air corporate dining.

Eco-Friendly Infrastructure & Climate Engineering

Built to demanding energy and comfort standards, the villa shields its residents from excessive operational overheads:

Solar Water Heaters: Equipped with an advanced, high-efficiency solar water heater system that leverages Cyprus's abundant sunlight to provide free hot water year-round, substantially lowering electricity bills.

Total Climate Engineering: Fully outfitted with high-performance air conditioning split systems across all living zones, professional offices, and resting suites for rapid cooling performance in summer and balanced warmth in winter.

Secure Logistics & Dedicated Storage

Private Storage Solutions: Features a dedicated, secure storage room, ensuring the primary living spaces remain completely organized, organized, and free of bulky luggage or seasonal items.

Secure On-Site Parking: Includes assigned private parking infrastructure safely integrated within the property parameters.

Property Features

Property Type: Executive Semi-Detached Residence (2 Floors)

Listing Type: Available For Rent

Location: Strovolos, Nicosia

Current Status: Recently Renovated to Pristine Condition

Bedrooms: 3 Spacious Bedrooms + 1 Dedicated Executive Office

Bathrooms: 2 Full Modern Bathrooms (Includes Master En-Suite Shower)

Support Rooms: Independent Dedicated Laundry Room

Outdoor Space: Private Covered Verandas & Sprawling Landscaped Garden

Energy Infrastructure: Integrated Solar Water Heaters

Climate Systems: Full Air Conditioning Units Installed Throughout

Logistics: Dedicated Secure Storage Room & Private Parking Bays Included

Nearby Landmarks & Amenities

Perfectly anchored within Strovolos's most exclusive residential matrix at these exact coordinates, the villa offers an exceptional



array of lifestyle, educational, and medical support systems within a brief reach:

The Aretaeio Private Hospital & Core Commercial Hubs are located just minutes away, putting elite medical specialists, private pharmacies, and professional offices right at your doorstep.

Primary Lifestyle High Streets (Stavrou Avenue & Perikleous Street) are accessible in seconds, acting as primary destinations hosting popular franchise coffee bars, gourmet bakeries, private banking centers, and high-end fitness facilities.

The Linear Park of Pedieos River & Dasoupoli Park: Positioned moments away, providing miles of magnificent green running trails, cycling paths, and peaceful outdoor recreation spaces.

Fluid Highway Connectivity: The location provides immediate, traffic-free connection pathways straight onto the main A1 highway network, linking you to Larnaca, Limassol, and the international airports in under 30 minutes, while keeping your morning commute into central Nicosia exceptionally short.

To discover more options in this area, you can browse our complete portfolio of houses for rent in Nicosia directly from our website by clicking the following link: [https://gplazarou.com/properties/house-for\\_rent/in/Nicosia/](https://gplazarou.com/properties/house-for_rent/in/Nicosia/)

Contact G&P Lazarou Estate Agents today at +357 22024949 or email [sales@gplazarou.com](mailto:sales@gplazarou.com) to arrange your private viewing!

## Details

Property Type: **House**

Status: **Available**

[Website](#)

## Main Features

Property Subtype: **Semi-detached House**

Construction Stage: **Resale**

Construction Year: **2007**

Bedrooms: **4**

Bathrooms: **2**

Kitchen Type: **Separated**

Furnished: **Partially Furnished**

Covered Parking: **1**

## Area

Internal Area: **250m<sup>2</sup>**

Covered Verandas: **25m<sup>2</sup>**

## Further Details

Home Office, Separate Laundry Room, Storage Space, Water, Electricity, Air Condition



## Gallery

