

Property Code:	6427	Type:	Sale - Apartment
Location:	Limassol - AGIOS ATHANASIOS	Internal Area:	126 m ²
Bedrooms:	3	Bathrooms:	2
Renovation:	Modern	Floor:	3
Number of floors:	3	VAT:	+VAT
Uncovered verandas, m²:	71	Covered verandas, m²:	29

Property features:

Roof Garden	Air Condition	Telephone Line	Private Pool
Store Room	Solar panels for hot water	Double Glazing	Washing machine
Cooker	Extractor Fan	Parking	Refrigerator
Balcony			

Description:

Located in Agios Athanasios, Limassol.

Private Roof Garden: featuring swimming pool with current jet and lights, decking, shower and provisions

Open Plan Living/Kitchen Space: with Veranda Facing South/Park/Sea

Bedrooms and Bathrooms: - 1 Master Bedroom with Ensuite Bathroom and veranda

- 2 Bedrooms with Veranda - 1 Shared Bathroom and WC - 1 Guest WC: - 1 Washing Room

Dimensions: - Flat area: 126 sqm - Covered Verandas: 29 sqm - Private Roof Garden: 71 sqm

Ceiling Heights: - Clear Ceilings: 3 meters - False Ceilings: 2.7 meters - Internal Doors: 2.3 meters high

Interior Features & Comfort: - Solid Wooden Floor - High-Quality Granite Ceramics - Under-Floor Heating Provision - 2.8m high sliding windows on verandas, outside water taps and laminated glass railing on verandas and in roof garden; - Dimmable Lighting - Surround Sound Provision - Piping for TV Wiring - Tel./Internet/TV Provisions in All Rooms, on Main Veranda, and Roof Garden - A/C in All Rooms (concealed in living room) - Electric Roller Shutters in Bedrooms - Electric Sunshades Provisions Smart Home and Burglar Alarm Provisions - Electronic Bidet Toilets (2) - High-Quality Sanitary and Bathroom Fittings

Kitchen and Appliances: - Italian Kitchen with Miele Branded Appliances - Built-in Side-by-Side Fridge/Freezer - Oven and Microwave Oven - Hobs and Extractor - Wine Fridge and Coffee Machine - Miele Washing Machine and Tumble Dryer - Italian Wardrobes with Lighting Provisions

2 Covered Parking Spaces: Electrical gate/sensor opening. Operated with remote control.

1 Storage Room: Equipped with electrical sockets, water pressure pump, and solar heater
Separate Roof Satellite Dish Provisio

