

**MODERN ELEGANCE MEETS UNMATCHED  
COMFORT: 1-BEDROOM APARTMENT ON  
THE 2ND FLOOR WITH POOL...**

€ 212 750

<b>Property Code:</b>	6449	<b>Type:</b>	Sale - Apartment
<b>Location:</b>	Limassol - POLEMIDIA	<b>Internal Area:</b>	50 m <sup>2</sup>
<b>Bedrooms:</b>	1	<b>Bathrooms:</b>	1
<b>Renovation:</b>	Modern	<b>Floor:</b>	2
<b>Number of floors:</b>	3	<b>Distance to the sea:</b>	3.5 km
<b>Distance to airport:</b>	65 km	<b>Status:</b>	Off Plan
<b>VAT:</b>	+ VAT	<b>Covered verandas, m<sup>2</sup>:</b>	15

**Property features:**

2nd Floor Apartment	Common Pool	Covered Parking	Elevator
Furniture Negotiable	Storage	Parking - Covered	Telephone Line
Store Room	Solar panels for hot water	Double Glazing	Balcony

**Description:**

**Location Overview**

Nestled within a serene and conveniently located area, the residences are perfectly positioned to offer both tranquility and accessibility. Just 750 meters away, residents can find the renowned Zorbas bakery, open 24/7, ensuring that fresh pastries, bread, and gourmet snacks are always within easy reach, day or night. A mere 530 meters from your doorstep lies a well-stocked pharmacy, offering peace of mind that health and wellness needs can be swiftly met. For fitness enthusiasts, a modern gym is located just 250 meters away, providing a comprehensive range of equipment and classes to cater to all fitness levels. This strategic location combines the best of urban living with the benefits of a peaceful, community-focused environment.

**Building Overview**

The building stands as a testament to modern architecture and thoughtful design, harmoniously integrating into its surroundings while offering a distinctive living experience. The development boasts a secured, fenced-in territory, ensuring privacy and security for all residents. At its heart lies a beautifully designed swimming pool, serving as a tranquil oasis for relaxation and leisure. Safety and security are paramount, with 24/7 video monitoring in place to provide residents with peace of mind. The building also features covered parking for each apartment, adding an extra layer of convenience and protection for residents' vehicles. With its elegant design, top-notch amenities, and focus on security, the building sets a new standard for comfortable and stylish living.

**Apartment 201 Overview**

Apartment 201 is a beautifully crafted one-bedroom, one-bathroom residence, designed for those who appreciate the essence of modern living. With an internal area of 50 square meters complemented by a generous 15-square-meter balcony, this apartment offers the perfect blend of indoor and outdoor living spaces. The thoughtful layout ensures a comfortable living environment,

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with ample natural light and space efficiency. Ideal for singles or couples, it combines the intimacy of a cozy bedroom with the luxury of a private balcony, promising a serene and inviting atmosphere.



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