

LUXURY 3 BEDROOM APARTMENT WITH PRIVATE SWIMMING POOL

€ 760 000

Property Code:	7350	Type:	Sale - Apartment
Location:	Limassol - AGIOS ATHANASIOS	Internal Area:	109.1 m ²
Bedrooms:	3	Bathrooms:	3
Renovation:	Modern	Floor:	3
Number of floors:	3	Energy class:	A
Year of construction:	2026	Distance to the sea:	4 km
Distance to airport:	60 km	Status:	New
VAT:	plus	Uncovered verandas, m²:	11.7
Covered verandas, m²:	27.3		

Property features:

3rd Floor Apartment	Sea View	Shutters	Swimming Pool
Top Floor Apartment	Air Condition	Parking - Covered	Store Room
Solar panels for hot water	Double Glazing	Extractor Fan	Balcony

Description:

Modern designed 3 bedroom luxury top floor apartment with its private swimming pool on the top is a part of selection of 14 designer apartments situated in the heart of one of Limassol's most sought-after residential areas, Agios Athanasios.

Designed for those who value quality, comfort, and a strategic location, this project is the perfect blend of urban luxury and family-friendly living.

Located in the prestigious Agios Athanasios area, you are minutes away from everything that matters .

Walking distance or a short drive to Foley's School and The Grammar School.

Surrounded by top-tier supermarkets, pharmacies, banks, and cafes and restaurants.

Quick connection to the highway and just a short drive to the Limassol city centre and the seafront.

Premium Features Included: apartment comes fully equipped with:

- **Energy Efficiency:** Individual Photovoltaic systems included for every unit to drastically reduce electricity costs.
- **Climate Control:** Fully installed VRV and Air Conditioning throughout.

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- Privacy & Security: Integrated electrical shutters for peace of mind and light control
- Exclusive Security: A fully gated perimeter paired with a secure intercom system ensures total peace of mind.

Spacious storage and covered parking place are allocated to each unit.

Delivery Date: September 2026



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