

# SPACIOUS 2 BEDROOM APARTMENT IN AGIOS ATHANASIOS

350 000 €

<b>Property Code:</b>	1449
<b>Location:</b>	Limassol - AGIOS ATHANASIOS
<b>Bedrooms:</b>	2
<b>Distance to airport:</b>	65 km
<b>VAT:</b>	+VAT

<b>Type:</b>	Sale - Apartment
<b>Internal Area:</b>	106.4 m <sup>2</sup>
<b>Number of floors:</b>	3
<b>Status:</b>	Under Construction

## Property features:

Common Pool	Air Condition	Telephone Line	Store Room
Solar panels for hot water	Double Glazing	Parking	Balcony

## Description:

New residential development combining 6 individual villas and a block of 8 apartments, within a calm neighbourhood in close proximity to the graphic village of Agios Athanasios in Limassol. The project is supremely located close to the main road arteries which lead to the city and the buzzing sea front.

There are two 2 bedroom large apartment available in the complex. Spacious, open plan design makes for bright, elegant and modern interiors. The luxury apartments come with full kitchens and private terraces with mountain views.

## PREMIUM FEATURES IN BRIEF:

High ceilings in all living areas (2.95m).

Hidden A/C in all rooms (Mitsubishi Electric energy class A+).

Structured cabling.

Home automation systems with many applications included (lighting, hot water, security alarm/fire systems, electric shutters).

Premium Swiss-made laminate parquet flooring.

Generous external finishes and claddings of the highest specification - stone, aluminium and HPL features in all facades.

Tempered (frameless) glass rails on all balconies.

Private storage area for each apartment on the ground floor (6.5m on average)

1 covered parking space per apartment

2 covered parking spaces for disabled.

2 covered parking spaces for guests. Peripheral one way driveway entrance and exit.

Lobby area (12m<sup>2</sup>) with WC for handicapped.

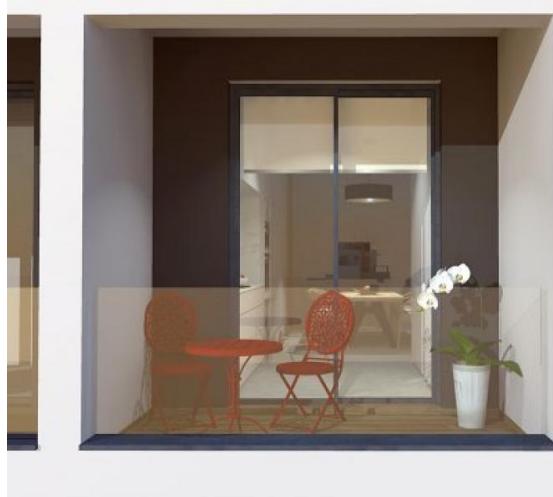
Luxury high speed electric elevator in stainless steel finish (OTIS), capacity of 630kg/8persons and speed of 1m/sec.

Staircase paved in quality ceramic tiles and stainless steel hand rails.

Construction started in May 2017. Expected delivery date - February 2018.

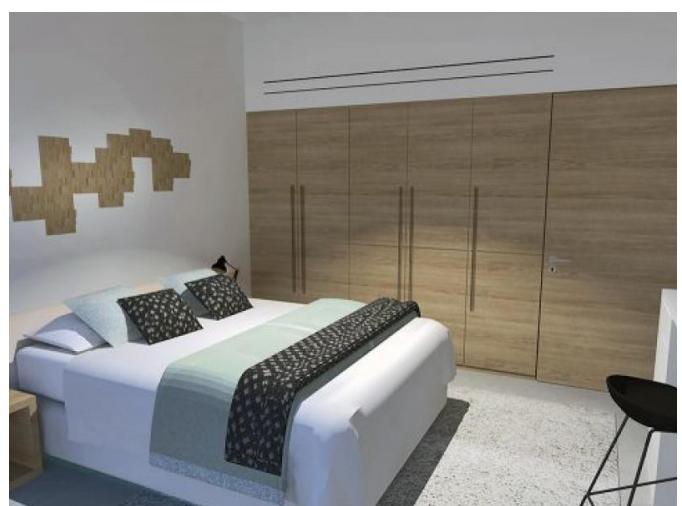
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