

## AMAZING 2 BEDROOM APARTMENT IN LUXURY RESIDENTIAL BUILDING NEXT TO FOUR SEASONS

3 095 000 €

|   |                              |   |                    |
|---|------------------------------|---|--------------------|
| <b>Property Code:</b>                         | 1557                         | <b>Type:</b>                                | Sale - Apartment   |
| <b>Location:</b>                              | Limassol - AGIOS<br>TYCHONAS | <b>Internal Area:</b>                       | 253 m <sup>2</sup> |
| <b>Bedrooms:</b>                              | 2                            | <b>Year of<br/>construction:</b>            | 2018               |
| <b>Distance to the<br/>sea:</b>               | 10 m                         | <b>Distance to<br/>airport:</b>             | 60 km              |
| <b>Status:</b>                                | Under Construction           | <b>VAT:</b>                                 | No VAT             |
| <b>Uncovered<br/>verandas, m<sup>2</sup>:</b> | 23.21                        | <b>Covered verandas,<br/>m<sup>2</sup>:</b> | 11.81              |

### Property features:

|                               |                   |                |         |
|-------------------------------|-------------------|----------------|---------|
| Common Pool                   | Parking - Covered | Telephone Line | Alarm   |
| Solar panels for hot<br>water | Double Glazing    | Garden         | Balcony |

### Description:

AMAZING 1 BEDROOM APARTMENT IN LUXURY RESIDENTIAL BUILDING NEXT TO FOUR SEASONS.

New luxury development is located within one of Limassol's most prestigious and in demand locations. Enjoying magnificent views of the Mediterranean Sea, the project sits towards the east of Limassol, conveniently located between the airports of Larnaca and Paphos, and in easy reach of all the desirable amenities. Just a short distance from fine restaurants and bars, a range of delectable shops, and the five-star hotels, residence takes pride of place in one of the most sought-after areas of the island.

There is 1 bedroom apartments available for sale, which is located on the pool level of the development. This apartment is currently under construction and will be completed to the highest level of finish, and is due to be completed in 2018. The apartment have been carefully and uniquely designed and will be finished with the best materials and to the finest specifications. Covered and secure remote controlled underground parking will be available for all residents.

The project enjoys easy access to the award winning 'Aphrodite' sandy beach (a Blue Flag beach which means it has been recognised for cleanliness and safety, and is awarded by the European Union) and residents can enjoy all types of water sports such as jet skiing, paragliding, and sailing, amongst others. The development is surrounded by some of Limassol's most luxurious five-star hotels and stands exactly next to the deluxe 'Four Seasons Hotel'; offering the residents to enjoy top of the range amenities such as the spa facilities, haute-cuisine restaurants, and trendy cafes.

Residence offers residents an exclusive combination of the relaxed, laid back Mediterranean life style, with the vibrant feel of contemporary, metropolitan living.

Residents of this development will enjoy a communal outdoor swimming pool and a spacious deck area, ideal for ultimate relaxation in the privacy of their own home.

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Spacious one bedroom apartment with an open plan living / dining area which opens out onto the veranda and the communal swimming pool. The unique way in which the light enters the living space, means that it creates a feel of bringing the outside inside, whilst still ensuring privacy and a feeling of cosiness. The well-appointed kitchen is located just off the dining room and is equipped with a breakfast bar which allows the congregation of family and friends to share meals together in a bright and airy space.

The master bedroom is equipped with a private bathroom, a walk-in wardrobe and access to the main veranda. It has been designed with the idea of creating an oasis of peace and calmness for the residents. The apartment also enjoys a laundry room, a guest toilet, its own private gym and a sauna.

Inside Areas: 135m<sup>2</sup>

Covered Verandas: 11.81m<sup>2</sup>

Total Covered Areas: 146m<sup>2</sup>

Uncovered Verandas (partly pergola): 23.21m<sup>2</sup>





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