

## 2 BEDROOMS LUXURY APARTMENTS AT A CONTEMPORARY GATED COMPLEX 200 METERS TO DASSOUDI...

679 000 € — 724 000 €

<b>Property Code:</b>	1801	<b>Type:</b>	Sale - Apartment
<b>Location:</b>	Limassol - POTAMOS GERMASOGIA	<b>Internal Area:</b>	87 m <sup>2</sup>
<b>Bedrooms:</b>	2	<b>Bathrooms:</b>	2
<b>Number of floors:</b>	4	<b>Heating:</b>	Underfloor heating
<b>Year of construction:</b>	2019	<b>Distance to the sea:</b>	200 m
<b>Distance to airport:</b>	60 km	<b>Status:</b>	Under Construction
<b>VAT:</b>	SUBJECT TO VAT	<b>Covered verandas, m<sup>2</sup>:</b>	27

### Property features:

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

### Description:

LUXURY APARTMENTS AT A CONTEMPORARY GATED COMPLEX 200 METERS TO DASSOUDI SANDY BEACH

The development offers an impressive lifestyle for those appreciating the comfort of a contemporary gated complex. It is located in one of Limassol's most prestigious tourist areas, within walking distance to the sandy beach. Quiet surroundings and proximity to all city amenities including restaurants, cafes, groceries, banks, pharmacies, provide the ideal conditions for a happy family living. At the same time, due to its close proximity to the beach the project guarantees to be a successful investment generating substantial rental yields.

The complex is built on a plot of 886 m<sup>2</sup> and includes only 11 two- and three-bedroom luxury apartments and a common swimming pool on the roof. The cleverly designed master plan offers the residents convenient access to the common areas and covered parking. Each apartment benefits from 3.15 meters high ceilings and top-standard finishes. Residential area: 1410 m<sup>2</sup>.

### Completion of the project: September 2019.

Major advantages:

200 meters to Dassoudi sandy beach and eucalyptus park

walking distance to all amenities

gated controlled entrance to the complex

common pool on the roof

covered parking

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high ceilings (over 3.15 meters).

Specifications:

Video intercom system Dahua

Italian built-in wardrobes Homes SPA

Italian kitchens Ar-tre

VRV air conditioning system Daikin

Underfloor water heating system Daikin

Parquet flooring in bedrooms, living areas and kitchens Meister

Marble floors and walls in bathrooms

Sanitary ware Laufen

Security fireproof entrance doors Porta Block

Aluminum double glazed windows of a high UF thermal and sound insulation

Solar and electric water heating systems

Thermal bricks (28 cm)

Apartments:

Apartment m2	Floor	Type	Bedrooms	Internal cov. area, m2	Covered verandas, Price *, Euro
Total covered area, m2		Uncovered veranda, m2		Swimming pool	
101 Common	1	Apartment SOLD	2	87.1 25.7	112.8
102 679.000	1	Apartment	2	85.7 27.5	113.2 4.0 Common
103 824.000	1	Apartment	3	113.1 24.2	137.3 15.0 Common
201 693.000	2	Apartment	2	87.1 24.6	111.7 2.9 Common
202 702.000	2	Apartment	2	85.7 27.5	113.2 Common
203 Common	2	Apartment SOLD	3	113.1 24.2	137.3 4.4
301 715.000	3	Apartment	2	87.1 24.6	111.7 Common
302 724.000	3	Apartment	2	85.7 27.5	113.2 Common
303	3	Apartment	3	113.1 24.2	137.3 15.0

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Common		SOLD					
401	4	Apartment	3	121.4	40.2	161.6	22.7
Common		SOLD					
402	4	Apartment	3	136.9	24.1	161.0	5.3
Common		SOLD					

\*Prices are subject to VAT and include a storage and a parking space for each apartment.



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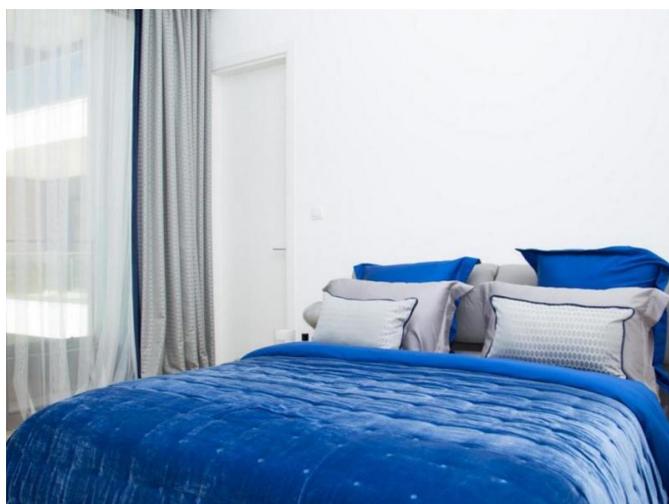
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