

# LUXURY 3-BEDROOM PENTHOUSE IN GERMASOGEIA

1 900 000 €

<b>Property Code:</b>	2459	<b>Type:</b>	Sale - Apartment
<b>Location:</b>	Limassol - POTAMOS GERMASOGIA	<b>Internal Area:</b>	196 m <sup>2</sup>
<b>Bedrooms:</b>	3	<b>Floor:</b>	5
<b>Number of floors:</b>	5	<b>Distance to the sea:</b>	750 m
<b>Distance to airport:</b>	65 km	<b>VAT:</b>	+VAT
<b>Uncovered verandas, m<sup>2</sup>:</b>	51	<b>Covered verandas, m<sup>2</sup>:</b>	42

## Property features:

Common Pool	Parking - Covered	Parking - Uncovered	Telephone Line
Store Room	Solar panels for hot water	Double Glazing	Garden
Parking	Balcony		

## Description:

A new addition to Limassol's skyline, awarded "BestApartment/Condominium" at the European Property awards 2019-2020. It is situated in Yermasoyia area, just 750 meters to the Limassol shoreline and so close to the cosmopolitan city centre. It consists of five floors and 18 spacious apartments. Each floor features four two-bedroom apartments, exclusively designed for maximum comfort and privacy. The top floor is reserved for two penthouses, a three and four-bedroom residence, complete with their own Jacuzzi bath tubs at the roof garden. The luscious gardens are carefully designed to remind you of a tropical paradise ideal for an outdoor gym, relaxation area, sauna and swimming pool.

THREE BEDROOM APARTMENT WITH TOTAL COVERED AREA 243 M<sup>2</sup>

WITH INTERNAL AREA OF 196 M<sup>2</sup> PLUS 42 M<sup>2</sup> covered veranda PLUS 51 M<sup>2</sup> uncovered veranda PLUS 83 M<sup>2</sup> roof garden

PRICE 1.900.000 EURO PLUS VAT

## Facilities

•Reception area •Large adults swimming pool with water curtains (17.5m\*8m) •Kids swimming pool (4m\*4m) •Outdoor Gym •Sauna •Indoor and outdoor seating area •Summer bar area •outdoor children's playground •Parking area •Bicycle parking area •Storage room •Luscious gardens •Provision for electric shutters •Surveillance System with camera •Fire detectors •Provision V.R.V cooling system •Under floor electric heating •Exclusive Italian brand finishes •Mirage/Fantini mixers •Cielo sanitary fittings

## Advantages

•750 meters from a blue flag beach •Quiet residential area •Right next to a communal park •Walking distance to the

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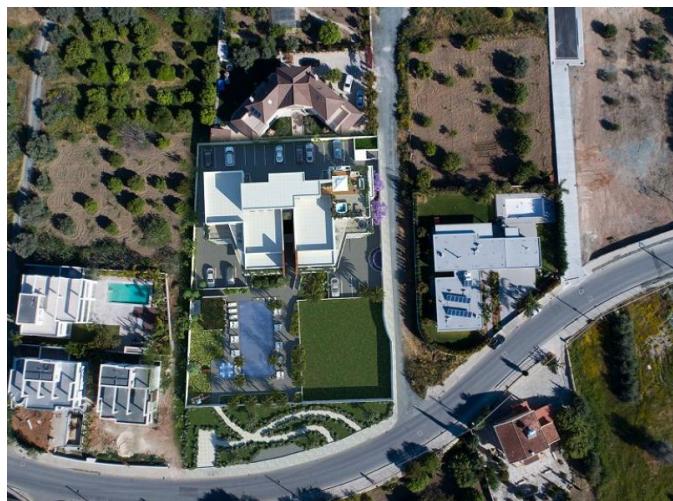
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tourist area and a blue flag beach



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