

# SEA FRONT 1-BEDROOM APARTMENT WITH COMMON POOL

367 000 €

|   |                       |                             |                     |
|---|-----------------------|-----------------------------|---------------------|
| <b>Property Code:</b>                   | 2628                  | <b>Type:</b>                | Sale - Apartment    |
| <b>Location:</b>                        | Limassol - AMATHOUNTA | <b>Internal Area:</b>       | 58.5 m <sup>2</sup> |
| <b>Bedrooms:</b>                        | 1                     | <b>Renovation:</b>          | Modern              |
| <b>Floor:</b>                           | 1                     | <b>Number of floors:</b>    | 3                   |
| <b>Energy class:</b>                    | A                     | <b>Distance to airport:</b> | 65 km               |
| <b>Status:</b>                          | Under Construction    | <b>VAT:</b>                 | +VAT                |
| <b>Covered verandas, m<sup>2</sup>:</b> | 20.50                 |                             |                     |

## Property features:

|                            |            |                            |                |
|----------------------------|------------|----------------------------|----------------|
| Common Pool                | Heating    | Parking - Covered          | Telephone Line |
| VRV central ceiling system | Store Room | Solar panels for hot water | Double Glazing |
| Garden                     | Parking    | Balcony                    |                |

## Description:

The project comprises of four buildings nestled a top a quiet hillside on the eastern side of Limassol. The project's buildings create a façade that is both stunning aesthetically, but also highly functional and practical.

Its prime location on an elevated plane in one of Limassol's most exclusive areas, surrounded by the spectacular views of the sparkling Mediterranean Sea and the rolling green hills of Amathounta, embodies the epitome of luxury island living.

Each apartment is designed and positioned in such a way as to allow unobstructed views of the surrounding large open spaces, which feature a wealth of greenery and the ancient ruins of Amathounta nearby. Just beyond, the azure blue waters of the Mediterranean Sea sparkle within view, visible through the large windows and ample balconies, which stream in an abundance of natural light.

Ensuring utmost privacy and convenience, the project's apartments are securely gated and accessible from two separate roads and offer easy access to the highway.

## Botanical Landscape Gardens

All four buildings will be surrounded by lush botanical landscape gardens. These gardens will add an element of rich greenery that will indulge the senses with fresh scents and myriad of colours. Leafy trees, luscious plants, aromatic herbs and flowers all come together to form a peaceful little oasis that lovingly surrounds the perimeter of each building.

## Communal Swimming Pool

Residents of the project can enjoy true luxury living, relaxing and unwinding at the communal outdoor pool, ideally situated among the beautifully landscaped gardens. Sunbeds are available

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around the pool area for ultimate lounging, while there are also areas that are shaded by a pergola for those hours of the day when the sun gets a little bit too hot. Secure, controlled access adds an extra layer of safety and security to the premises.

**FLAT 102: TOTAL AREA 103.45m<sup>2</sup> INTERNAL COVERED AREA 58.5m<sup>2</sup> VERANDA 20.5m<sup>2</sup> STORE 12m<sup>2</sup> COMMON AREA 12.45m<sup>2</sup>**

**PRICE 367 000 + VAT**



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