

BRAND NEW MODERN APARTMENTS IN LINOPETRA AREA LIMASSOL

From 359.000 Euro plus VAT

Property Code:	3102	Type:	Sale - Apartment
Location:	Limassol - AGIOS ATHANASIOS	Internal Area:	82 m ²
Bedrooms:	2	Bathrooms:	2
Renovation:	Modern	Number of floors:	4
Heating:	Underfloor heating	Energy class:	A
Distance to the sea:	6 km	Distance to airport:	60 km
VAT:	PLUS VAT	Uncovered verandas, m²:	23
Covered verandas, m²:	7		

Property features:

Unfurnished	Heating	Air Condition	Telephone Line
VRV central ceiling system	Store Room	Solar panels for hot water	Double Glazing
Garden	Parking	Balcony	

Description:

PERFECTLY PLACED unique residential address located in the exclusive Ayios Athanasiou "Jumbo" Area of Limassol, in the heart of Cyprus' most cosmopolitan destination

is a stunning new private estate of apartment residences, offering a modern and truly luxurious environment. Residence 28 consists of two buildings made up of 1, 2 & 3 bedroom apartments, and 3 & 4 bedroom Deluxe Penthouses offering private roof top pool and unobstructed sea views.

OFF PLAN 18 MONTHS DELIVERY

from **€244,000 + VAT**

INFINITE POSSIBILITIES

consists of two buildings made up of 1, 2 & 3 bedroom apartments, and 3 bedroom Deluxe Penthouses offering private roof top pool and unobstructed sea views.

Unique design and elegance, All residences are built to the highest standards; incorporate the finest materials, and offer additional leisure and lifestyle amenities that make " an exceptional place to live.

Providing highest levels of comfort - Apartment Features:

Under floor Central Heating

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Custom Designed Kitchens & Wardrobes
Granite Worktops
Porcelain flooring
Sanitary Ware (Roca)
Mixers & taps (Grohe)
Fly Screens on Windows & Patio Doors
Decorative ceilings with hidden lighting
Security Door
Video Phone Entry System
Pressurized Water System
Pipe in Pipe plumbing System
Solar Panel Water Heating
Thermal Insulation throughout (extruded polystyrene)
Covered secured Parking & Private Storeroom

A WEALTH OF AMENITIES - Amenities:

Gated Secured Complex
CCTV for all Common Areas
Luxury entrance Lobby
Decorative Architectural LED lighting for Common Areas
Residence only Gym Facilities
Overflow outdoor Swimming Pool
Children's Pool
Residence only Events/conference facilities
Fully Landscaped Garden areas
Private Secured Parking for residents
Property Management Services

THE LIMASSOL LIFESTYLE From beautiful promenades to historical monuments, where the traditional and the contemporary blend to create a unique Mediterranean. Offering some of the best private schools and hospitals, stylish marinas, top class restaurants, traditional taverns, vibrant nightlife and boutique shopping districts; Limassol offers something for everyone.

PERFECTLY PLACED - CYPRUS can entertain, engage and amuse for a lifetime. The perfect place for everybody from young children to globe-trotting businessmen. Whether you seek peace and tranquillity or adventure and excitement an array of options. Offering an array of beautiful sandy beaches, while picturesque villages, ancient monuments and majestic mountains.

BUILDING A

APT. NO.	BEDROOMS	COVERED INDOOR M ²	COVERED VERANDA M ²	UN-COVERED VERANDA M ²	COMMON AREA M ²	STORAGE ROOM AREA M ²	TOTAL AREA M ²	EURO PRICE € (BEFORE VAT)
A101	3	109	20	-	11	2.5	142.5	€423,500
A102	2	81.5	23.5	7	8	2.5	122.5	€370,000
A103	1	55.5	13	7.5	5	2.5	83.5	€252,000

29.12.2025

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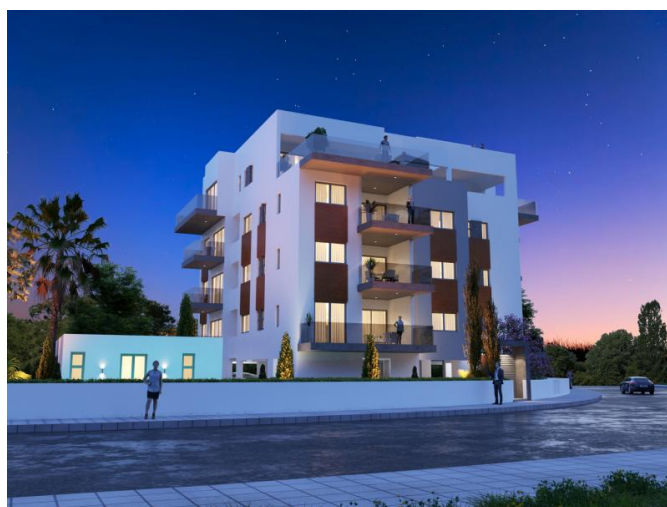
A104	1	55.5	13	7.5	5	2.5	83.5	€252,000
A201	3	109	20	-	11	2.5	142.5	€454,000
A202	2	81.5	23.5	-	8	2.5	115.5	€375,000
A203	1	55.5	13	-	5	2.5	76	€247,000
A204	1	55.5	13	-	5	2.5	76	€247,000
A301	3	109	20	-	11	2.5	142.5	€484,000
A302	2	81.5	23.5	-	8	2.5	115.5	€400,000
A303	1	55.5	13	-	5	2.5	76	€267,500
A304	1	55.5	13	-	5	2.5	76	€267,500
A401	3+	122.5	32.5	183	16	14	368	€1,025,000
A402	3	102	35.5	28.5	13	3	182	€870,000

BUILDING B

APT. NO.	BEDROOMS	COVERED INDOOR M ²	COVERED VERANDA M ²	UN-COVERED VERANDA M ²	COMMON AREA M ²	STORAGE ROOM AREA M ²	TOTAL COVERED AREA M ²	EURO PRICE € (BEFORE VAT)
B101	2	85	18	7.5	7	2.5	120	€359,500
B102	3	108	26	-	10	2	146	€434,000
B103	1	56	19	-	5	2	82	€244,000
B104	2	85	30	-	7	2	124	€368,500
B201	2	85	19	-	7	2	113	€360,000
B202	3	108	21	-	10	2	141	€449,000
B203	1	56	11	-	5	2	74	€236,000
B204	2	85	17	-	7	2	111	€353,500
B301	2	85	19	-	7	2	113	€384,000
B302	3	108	21	-	10	2	141	€479,000
B303	1	56	11	-	5	2	74	€251,500
B304	2	85	17	-	7	2	111	€378,000
B401	4+	138	45	172	16	9	208	€1,185,000
B402	3+	112.5	31	61	13	2	158.5	€900,000

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