

# ELITE LIVING IN LIMASSOL: EXCEPTIONAL 4-BEDROOM LUXURY APARTMENT IN PRESTIGIOUS...

4 620 700 €

<b>Property Code:</b>	6124	<b>Type:</b>	Sale - Apartment
<b>Location:</b>	Limassol - PAREKKLISIA	<b>Internal Area:</b>	192 m <sup>2</sup>
<b>Bedrooms:</b>	4	<b>Bathrooms:</b>	4+
<b>Floor:</b>	12	<b>Number of floors:</b>	23
<b>Heating:</b>	Underfloor heating	<b>Energy class:</b>	A
<b>Year of construction:</b>	2023	<b>Distance to the sea:</b>	250 m
<b>Distance to airport:</b>	65 km	<b>Status:</b>	Under Construction
<b>VAT:</b>	Plus VAT	<b>Covered verandas, m<sup>2</sup>:</b>	55

## Property features:

Air Conditioning	Communal Pool	Covered Parking	Elevator
Sea View	Storage	Unfurnished	Heating
Air Condition	Parking - Covered	VRV central ceiling system	Store Room
Solar panels for hot water	Double Glazing	Parking	Balcony

## Description:

An embodiment of refined elegance, this 4-bedroom apartment is nestled in the heart of Limassol's prestigious area, Paraklessia. Positioned as an architectural masterpiece, the apartment promises a lifestyle experience unmatched anywhere in Cyprus.

Situated on the 12th floor, this spacious abode spans 247 sq.m. (192 sq.m. internal area and 55 sq.m. covered verandas). The bespoke interiors fuse modern aesthetics with traditional craftsmanship, offering a canvas of beauty and serenity. The bedrooms are enveloped in natural light, with expansive marble floors in the living areas, while the wooden parquet in the bedrooms adds warmth and cosiness.

The apartment features high-end amenities including Villeroy & Boch sanitary ware, Grohe mixers, underfloor heating controls by Siemens, a smart home system, and the latest generation VRV Daikin air conditioning system. The kitchens are equipped with Miele built-in appliances and Stosa cabinets (or similar) in classic or modern style.

This prestigious complex is not just a residential building, but a community offering a lifestyle brimming with luxury. Enjoy concierge services, world-class wellness & spa zones, a plethora of restaurants including an Italian restaurant and panoramic gastronomic restaurant, an artisanal delicatessen shop, a heated indoor pool, a 25m outdoor pool, and sports grounds. An exclusive acoustic system by K-array and dynamic facade lighting are just a few more delights on offer, making this residence a haven of elite living.

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Overlooking the breathtaking Limassol coastline and Troodos mountain range, the complex stands tall amidst the city's most sought-after establishments, including world-class hotels and renowned restaurants.

Your safety is paramount. With 24-hour CCTV surveillance and a controlled entrance, rest assured that you and your loved ones are well-protected in this guarded and fenced compound. Each 4-bedroom apartment also includes three underground parking spaces and one storeroom, offering convenience and security.

Be part of an exclusive community that celebrates the art of refined living. Secure your place in this magnificent development and enjoy a lifetime of unparalleled luxury and comfort.

**Reserve your home today! The delivery is scheduled for September 2023. For more details or to arrange a viewing, please contact our office. Act now, as opportunities like this are rare and highly sought after!**



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