

# 2 Bedroom Flat For Sale

**€465,000 Negotiable**

Agios Athanasios, Limassol  
New Build

## Key Facts

- 2 Beds
- 2 Baths
- 90 m<sup>2</sup> Covered Area
- 15 m<sup>2</sup> Covered Verandas
- New Build
- Title Deed: Available

**ID: 37598**



## Indoor Features

- Air Conditioning
- Covered Parking
- Elevator
- Fitted Kitchen
- Guest Toilet
- Master Bed
- Open-plan
- Pressurised Water System
- Video entrance system
- Water Heater
- EPC Energy Class: A

## Outdoor Features

- Barbecue area
- Communal pool
- Photovoltaic System
- Solar System

## Description

Brand New Spacious 2 Bedroom Apartment For Sale in Agios Athanasios, Limassol  
Situated within a remarkable new project in one of the most sought-after and family-friendly areas

It has excellent access to private schools and many amenities!

In addition, it is only a short drive from the highway

Cul-de-sac

1st Floor

2 Bedrooms

2 Bathrooms

1 En-suite + 1 Family Bathroom

90m<sup>2</sup> of Net Indoor area

15m<sup>2</sup> of Covered Veranda

Covered Parking

Photovoltaic System

VRV A/C

Provisions for underfloor heating

Provisions for a security system

Smart home system

Pressurized water system

Video entrance system

Laminated parquet flooring in the bedrooms

Fitted kitchen with island

Fitted Wardrobes

High-quality materials and finishes

BBQ Area

Elevator

Communal Areas:

Club House

Swimming Pool

Gym

Co-working area

Resident's Lounge

Outdoor Playground

Dog Park

Landscaped Gardens

Gated Community

CCTV in the common areas

Electric vehicle charging station

Delivery Time: December 2027 (Approx)

This modern apartment is a compelling investment opportunity!

It is excellent for permanent or as a holiday home for a family

Contact us for full information and a private viewing



















