

1 Bedroom Apartment in Strovolos, Nicosia

For Sale : **€ 165,000**

Description
Contemporary Living in Nicosia – Energy-Efficient Apartments with Modern Comfort
Set in one of the most beautiful areas of Nicosia, this exclusive three-storey residence combines modern architecture, spacious design, and cutting-edge energy efficiency. With just ten apartments in total, the project offers a unique opportunity to live in a quiet and prestigious neighborhood while remaining only minutes from the city center.
Design & Architecture
The building is designed with a minimal, elegant aesthetic that emphasizes clean lines and functional layouts. Each apartment features comfortable interiors, generous bedrooms, and large main and auxiliary terraces, ensuring that residents enjoy not only stylish indoor living but also a seamless connection to the outdoors.
Interiors & Comfort
Living & Dining Areas: Open-plan layouts create a welcoming heart of the home, where natural light floods through large energy-efficient windows. Direct access to expansive verandas provides additional space for dining, relaxing, or entertaining.
Kitchen: Sleek Italian kitchens, fitted with premium cabinetry and countertops, combine refined style with everyday functionality.
Bedrooms: Spacious and thoughtfully designed, the bedrooms provide both comfort and privacy. The master bedrooms feature en-suite bathrooms, while additional rooms are versatile for children, guests, or office use.
Bathrooms: Finished with ceramics and sanitary ware from well-recognized European factories, the bathrooms balance durability with elegance.
Sustainability & Energy Efficiency
Every apartment is designed to support a greener, cost-efficient lifestyle, with the highest Energy Efficiency rating: Class A.
Underfloor water heating powered by an LG heat pump
Installed split units in living rooms and bedrooms
Solar water heaters for reduced energy use
Thermal insulation and façade system to minimize energy waste
NET METERING photovoltaic systems:
0.8KW for apartments 103, 104, 203, and 204
2.4KW for penthouse apartments 301 and 302
Provision for e-car charging in every parking space
Security & Convenience
Armored security doors with perimeter locking mechanisms
Covered parking space and private storage room for every unit
Free of charge interior design service to personalize your home
Lifestyle & Views
Expansive verandas and large windows ensure residents enjoy unobstructed views of the surrounding area, making daily life more serene and uplifting. Whether sipping morning coffee on the terrace or hosting friends in the evening, every apartment offers a lifestyle that blends comfort with sophistication.
Key Highlights
Boutique three-storey building with just 10 apartments
Spacious interiors with large verandas for outdoor living
Energy Efficiency Class A – sustainable, cost-effective homes
Italian kitchens and cabinetry
Premium ceramics and sanitary ware from leading European brands
Covered parking and private storage for each unit
Unobstructed views & tranquil setting with city access
This residence represents an excellent opportunity for families, professionals, or investors who value modern design, energy efficiency, and quality living in the heart of Nicosia.

Details

Property Type: **Apartment**
Status: **Available**
Unit Number: **103**
Website

Main Features

Property Subtype: **Standard Apartment**
Bedrooms: **1**
Covered Parking: **1**
Construction Stage: **Under Construction**
Bathrooms: **1**
Construction Year: **2026**
Kitchen Type: **Open Plan**

Area

Internal Area: **55m²**
Total Area: **75m²**
Covered Verandas: **20m²**
Covered Area: **75m²**

Energy & Heating

Energy Efficiency Grade: **A**

Further Details

Secure Door, Elevator, Storage Space

Gallery











1&2 BEDROOMS APARTMENTS

1st FLOOR

APARTMENTS	2 BEDROOMS	2 BEDROOM	1 BEDROOM	1 BEDROOM
	101	102	103	104
ALL AREAS	103 sq m	103 sq m	75 sq m	82 sq m
INTERNAL AREA	85 sq m	85 sq m	55 sq m	62 sq m
COVERED VERANDAS	18 sq m	18 sq m	20 sq m	20 sq m
UNCOVERED VERANDAS	x	x	x	x
WAREHOUSE	1	1	1	1
PARKING SPACE	1	1	1	1



1&2 BEDROOMS APARTMENTS

2nd FLOOR

APARTMENTS	2 BEDROOMS	2 BEDROOM	1 BEDROOM	1 BEDROOM
	201	202	203	204
ALL AREAS	103 sq m	103 sq m	74 sq m	81 sq m
INTERNAL AREA	85 sq m	85 sq m	55 sq m	62 sq m
COVERED VERANDAS	18 sq m	18 sq m	19 sq m	19 sq m
UNCOVERED VERANDAS	x	x	x	x
WAREHOUSE	1	1	1	1
PARKING SPACE	1	1	1	1

