

3 Bedroom Penthouse in Agios Athanasios, Limassol

For Sale : **€ 1,360,000**

Description
3-Bedroom Penthouse

Apartments & Living Spaces
This upcoming 3-bedroom, 2-bathroom penthouse occupies the top (fourth) floor of the Old Vines development in Agios Athanasios, one of Limassol's most prestigious residential areas. Designed for those who appreciate luxury, comfort, and modern aesthetics, the residence offers an exceptional 131 m² of internal covered living space combined with extensive outdoor areas — creating a generously proportioned and refined home.

The main living area is designed as a bright and central space, combining the kitchen, dining, and lounge into one harmonious environment. Expansive windows and carefully planned layouts create bright interiors that feel spacious, airy, and inviting throughout the year. Large sliding doors create a seamless connection to the outdoor spaces, extending the living areas outdoors. The residence benefits from a 33 m² covered veranda and an exclusive 37 m² private roof garden, providing exceptional outdoor living areas with elevated views, perfect for relaxation and entertaining in true Mediterranean style.

Bedrooms
The three bedrooms are designed as calm and private retreats, offering a peaceful atmosphere away from the main living areas. Each room is well-proportioned, allowing for comfortable furnishing with wardrobes, bedside tables, and additional elements such as a desk or dressing area.

Large windows enhance both natural light and ventilation, creating a fresh and airy environment throughout the day. The design focuses on simplicity and elegance, using high-quality materials and elegant finishes — including natural wood accents — to create a relaxing and timeless feel.

The master bedroom offers a more spacious layout with additional storage solutions and a refined sense of privacy, while the remaining bedrooms provide flexible use as guest rooms, a home office, or children's rooms — making the home well suited to both family living and hosting visitors.

Overall Feel
Every room is designed with attention to detail, ensuring a balance between style and practicality. The combination of natural light, premium finishes, contemporary clean lines, and warm natural wood accents creates living spaces that feel both comfortable and sophisticated — perfectly suited for a refined Mediterranean lifestyle in one of Limassol's most desirable residential locations.

Residents enjoy a range of premium lifestyle features at Old Vines, including a private swimming pool, landscaped gardens, and spacious outdoor areas designed to provide a tranquil escape from the pace of everyday life. The development is located just minutes from Limassol's city centre, combining the serenity of a prestigious residential neighbourhood with easy access to schools, supermarkets, business districts, restaurants, and all essential amenities.

In total, the unit measures 210 m² across its internal and external areas, including a private 9 m² storage room. The property is rated Energy Efficiency Grade A, with high-quality construction and modern, energy-efficient features throughout. Includes 2 covered parking spaces — ideal for both end-users and investors seeking a distinctive luxury residence in a prestigious Limassol location.

Details

Property Type: **Apartment**
Website

Status: **Available**

Unit Number: **401, 402**

Main Features

Property Subtype: **Penthouse**
Bathrooms: **2**

Construction Stage: **Under Construction**
Covered Parking: **2**

Bedrooms: **3**

Area

Internal Area: **130m²**
Covered Verandas: **33m²**
Covered Area: **130m²**
Storage: **8m²**
Total Area: **209m²**
Roof Garden Area: **37m²**

Energy & Heating

Energy Efficiency Grade: **A**

Further Details

Alarm, Secure Door, Common Swimming Pool, Storage Space