

2 Bedroom Apartment in Agios Athanasios, Limassol

For Sale : **€ 470,000**

Description
A 2 bedroom apartment on the first floor, with 74 m² of internal space, a 7 m² covered veranda and 40 m² of uncovered terraces, plus a 6 m² storage room; 158 m² in total including its share of common areas.

The layout features an open-plan living, dining and kitchen area flowing onto the veranda through panoramic glazing, two bedrooms including a master with en-suite bathroom, and a family bathroom. One parking space is included.

Interiors follow a warm contemporary Mediterranean style with premium materials, panoramic double-glazed windows and spa-inspired bathrooms with stone textures and integrated lighting. Specifications include VRV air-conditioning, underfloor heating, a solar panel system, smart climate optimisation and modern ventilation, with energy class A+. Residents share a resort-style swimming pool, a private gym, a sauna and wellness area, and a coworking and social club room.

The residence sits in the prestigious hills of Agios Athanasios, Limassol, with unobstructed Mediterranean views. The highway is 3 minutes away, Foley's Private School 5 minutes, the Grammar School a 10-minute walk and Heritage Private School 16 minutes. The city centre and Limassol Marina are about 10 minutes by car, the seafront 12 minutes, Larnaca Airport 35 minutes and Paphos Airport 45 minutes.

Details

Property Type: **Apartment**
Website

Status: **Available**

Unit Number: **102**

Main Features

Property Subtype: **Standard Apartment**
Covered Parking: **1**

Construction Stage: **Off-plan**

Bedrooms: **2**

Area

Internal Area: **74m²**
Covered Area: **74m²**

Covered Verandas: **7m²**
Storage: **6m²**

Uncovered Verandas: **40m²**
Total Area: **158m²**

Energy & Heating

Energy Efficiency Grade: **A+**

Further Details

Common Swimming Pool, Storage Space, Air Condition, Sea View

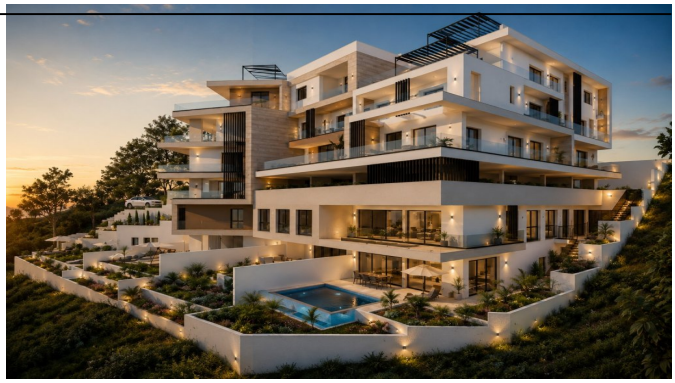
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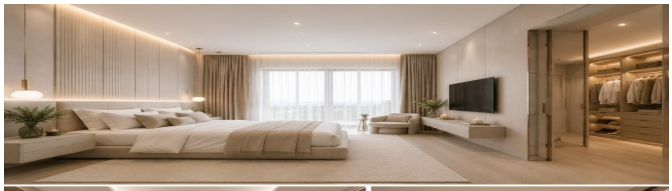




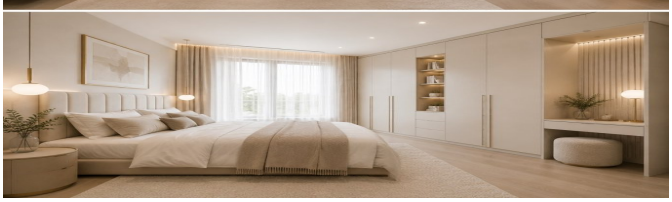












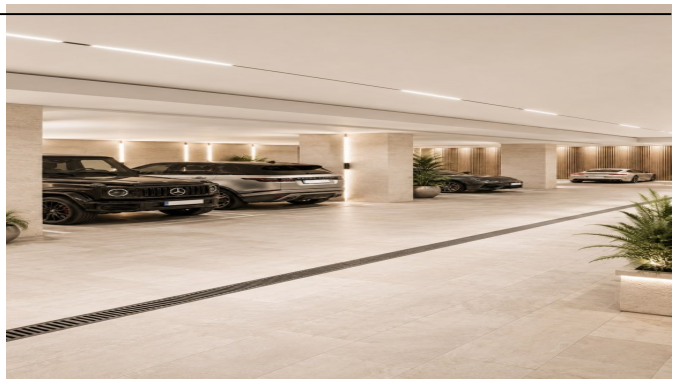


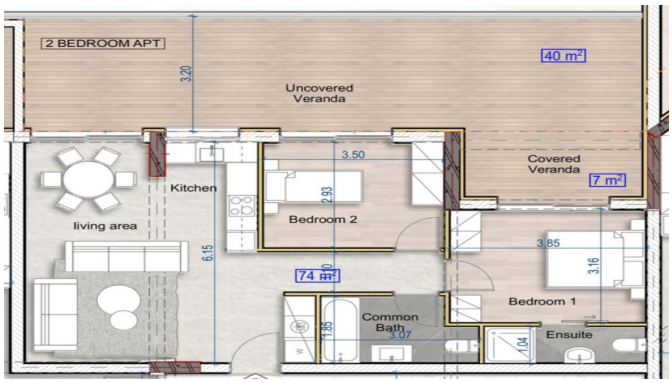









2 BEDROOM APT
40 m²
3.20
Uncovered
Veranda
3.50
Covered
Veranda
7 m²
Kitchen
living area
2.93
Bedroom 2
3.85
3.16
6.15
74 m²
Bedroom 1
Common
Bath
1.85
3.07
Ensuite
1.04