

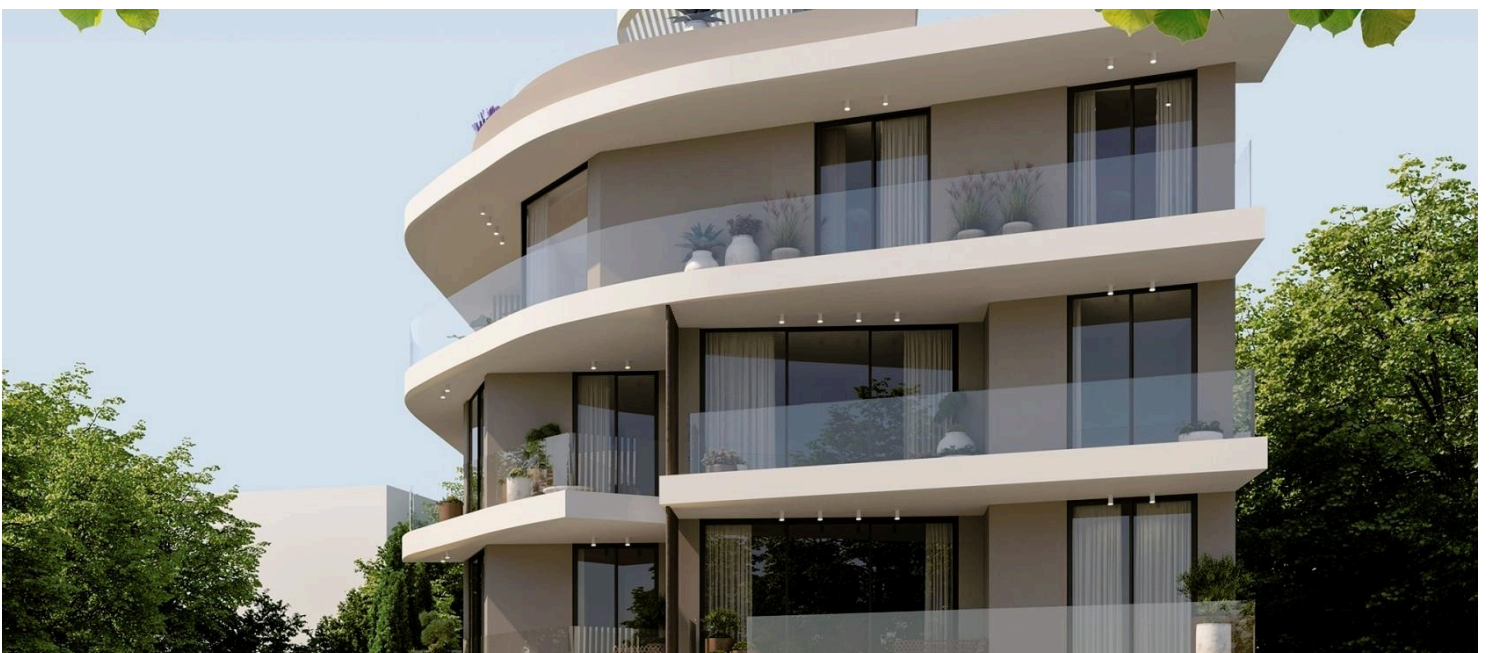
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THREE BEDROOM TOP FLOOR APARTMENT WITH ROOF GARDEN IN LIMASSOL CENTER.

 Chalkoutsa, Limassol

€750,000 +VAT





Overview

Specifications

Bedrooms



3

Covered

118 m²

Type

Apartment

Furnished

Unfurnished

Status

Off plan

Description

Three Bedroom modern top floor apartment with roof garden and spool available for sale.

Project is a premium contemporary residential development comprising of only 6 apartments and 2 penthouses.

Each apartment blends contemporary design seamlessly with a focus on comfort, offering a range of options including 1, 2, and 3-bedroom apartments.

The penthouses feature private roof garden areas, including BBQ facilities and a spapool. It is ideal for those seeking a tranquil city-living lifestyle. Privacy and security features are integrated into the overall design concept, with secure gated entrance to your own covered gated car parking and perforated screens for added terrace privacy. It is located in the center of Limassol at Chalkoutsa , and only 5 minutes walk (400m) to Makarios Avenue, which is a trendy destination for shopping, relaxing, and dining.

Whether you're seeking a stylish apartment or an elevated penthouse experience, our project promises modern living at its finest. This project represents an ideal opportunity for fast-track permanent residency.

Tehcnical Specifications

Structure & Walls

Reinforced concrete slabs and columns. Anti-seismic design according to the latest state regulations.

- External Walls: 30 cm thick clay bricks 3 layers of plaster and paint externally.
- Internal Walls: 10 cm thick clay bricks.2 layers of plaster one layer of spatula. 3 layers emulsion paint.

Insulation

- Slabs in Contact with Earth: Layer of damp proof membrane of Heavy Duty Nylon.
- Verandas/Joinery to External: One coat of primer Polyurethane Liquid Membrane.
- Slabs/Joinery with Walls: One coat of primer Polyurethane Liquid Membrane.

Floor Finishes



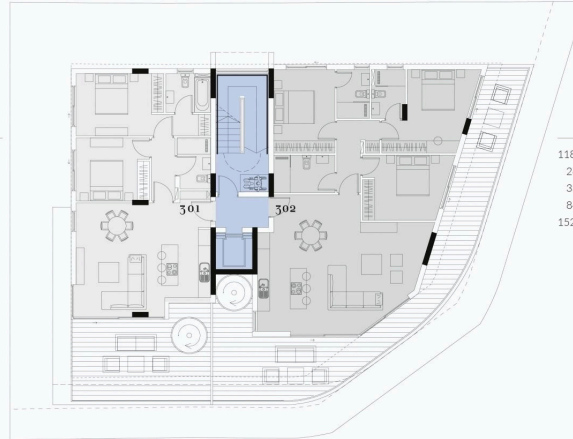
Floor plans

third floor

residences 301 • 302



301
86m² Cov. Area
12m² Cov. Veranda
18m² Uncov. Veranda
58m² Roof Garden
106m² Total Cov. Area
2 Bedroom
1 Parking
1 Storage Room

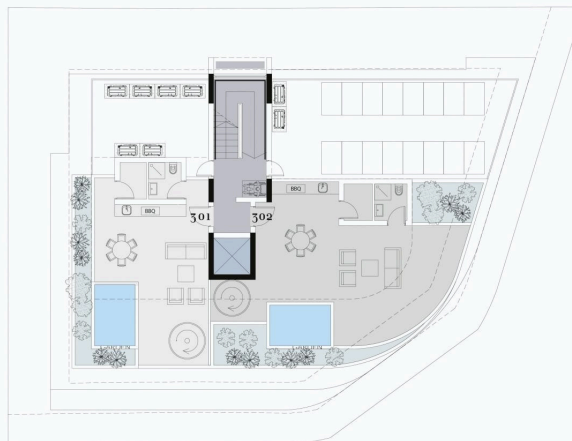


302
118m² Cov. Area
26m² Cov. Veranda
33m² Uncov. Veranda
84m² Roof Garden
152m² Total Cov. Area
3 Bedroom
1 Parking
1 Storage Room

third floor consists of one, two bedroom apartment and one, three bedroom spacious apartment with open plan kitchen, living and dining areas with large covered verandas.

fourth floor

roof garden 301 • 302



fourth floor consists the roof gardens of apartment 301 and 302 both with private jacuzzi, large verandas with bbq area, storage, shower and lavish sky gardens.



Additional information

Facilities

Aircondition, Split system

Elevator

Heating, Split system

Parking, Covered

Storage

Features

Balcony, front

Bright

Door screen

Double glazing

Easy access to highway

Easy access to main roads

En suite bathroom

Near amenities

Near bus route

Quiet area

Rental potential

Roof garden

Distances

Amenities

 500 m

Airport

 55 km

Sea

 1.2 km


Schools

 400 m

Contact us



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