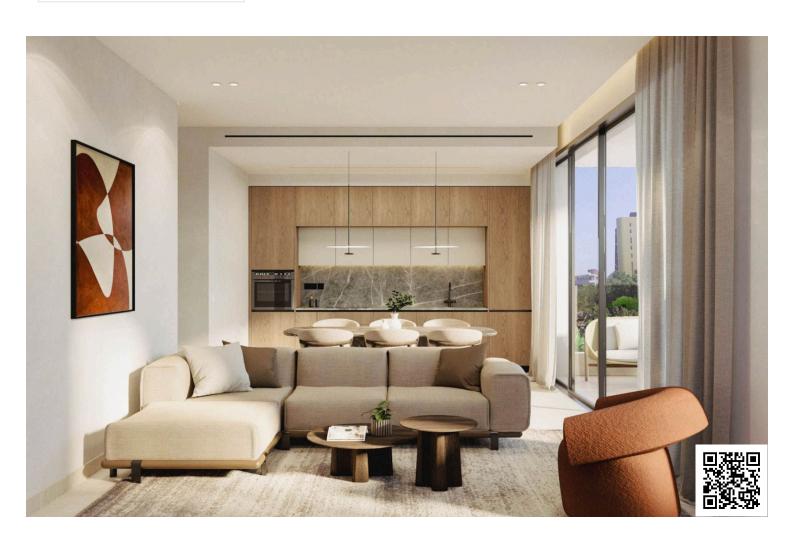


60182042

# TWO BEDROOM APARTMENT FOR SALE IN AGIOS NECTARIOS LIMASSOL CITY CENTER

Agios Nectarios, Limassol

€450,000 +VAT























## **Overview**

## **Specifications**

<b>2</b> 2	<b>№</b> 2	[] 81 m <sup>2</sup>
Bedrooms	Bathrooms	Covered

Туре	Apartment	Year of construction	2025
Toilets	2	Furnished	Unfurnished
Status	Under construction	Energy efficiency rating	<b>∂</b> A

## **Description**

For sale: a modern apartment located in the desirable area of Agios Nectarios. This spacious unit, currently under construction, boasts an internal area of 80 m² and features 2 comfortable bedrooms ( with en-suite masterbedroom ) and a main bathroom ( with shower ) Situated on the second floor of a well-designed building with four floors, Agios Nectarios is known for its vibrant community and peaceful surroundings. Residents will enjoy easy access to various amenities, including shops, restaurants, and parks, making it an ideal location for both families and individuals seeking convenience and comfort. Veniz Residence is ideally situated just a stone's throw away from the bustling Makariou street, west of Lanitio area.

Each property is equipped with premium standard finishes:

Central VrV Air-Condition System

Photovoltaics & Net Metering for Each Apartment

Electric Vehicle Charge Provision for Each Apartment

Concealed Sanitary Mixers

Thermal Aluminum Lift & Slide - Floor-to-ceiling height doors

High Ceilings: +3m height

**Ambient Entrance Lighting** 

Face Recognition Entry Video Phone

Interior Design Consultation

Automated Gate for Parking Area

**Heat Pump Boilers** 

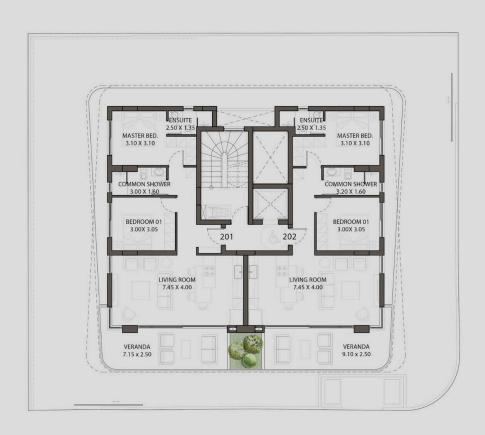
Wifi Controlled Water Heater

Don't miss this chance to own a brand-new apartment in a thriving neighborhood. Contact Vivo Realty today to learn





# Floor plans



APT	FLOOR	NO. of BEDROOMS	COVERED AREA	COVERED VER.	ROOF GARDEN	COMMON AR.	TOTAL AREA	COV. PARKINGS
201	2	2	82.80m2	17.9m2.		9.52m2	110.20m2	1
202	2	2	81.35m2	17.9m2.		9.35m2	108.60m2	-1





# **Additional information**

### **Facilities**

Aircondition, Central system

Solar water heater

Elevator

Parking, Covered

**Features** 

Balcony

Connected to electric mains

Electric car charger (provision)

Fitted wardrobes

Modern design

Open plan

Rental potential

Bright

Double glazing

En suite shower

Heart of city center

Near amenities

Pressurized water system

Combined kitchen and dining area

Easy access to main roads

Energy efficient doors/windows

Luxury specifications

Near bus route

Quiet area

#### **Contact us**



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