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# UNDER CONSTRUCTION 1 BEDROOM LUXURY APARTMENT IN THE CITY CENTER

 Agios Nikolaos, Limassol

**€330,000** +VAT





# Overview

## Specifications

Bedrooms



Bathrooms



Covered

50 m<sup>2</sup>

Type **Apartment**

Status **Under construction**

Year of construction **2024**

Energy efficiency rating **A**

## Description

Nestled in the vibrant Agios Nikolaos area, this stunning new development offers the perfect blend of modern living and convenient amenities. Featuring 17 beautifully crafted apartments, this building promises an exceptional lifestyle just 18 months away.

### Elevate Your Living Experience

The top-floor apartments boast spacious roof gardens, providing you with private outdoor retreats to relax and unwind. Indulge in the seamless integration of indoor and outdoor living.

### Convenience at Your Fingertips

Step out your door to find everything you need - supermarkets, restaurants, and schools are all at your doorstep. And just moments away, the tranquil public garden offers a serene oasis for leisurely strolls.

### Exceptional Inclusions

Designed with your comfort in mind, each apartment comes equipped with a concealed air-conditioning system, false ceilings with spotlights, and a photovoltaic system, all included in the price.

Nestled close to the Agios Nikolaos roundabout, this development offers the perfect balance of privacy and connectivity. Discover your new oasis in the heart of Agios Nikolaos.



# Additional information

## Facilities

Aircondition, Central system

Heating, Underfloor

Storage

Elevator

Parking, Covered

Gated complex

Solar photovoltaic panels

## Features

Alarm system, provision

Bathroom underfloor heating

Central TV system

Connected to electric mains

Easy access to main roads

Entrance gate, automated

Floor-to-ceiling windows

Heart of city center

Kitchen island

Modern design

Open plan

Quiet area

Shower

Thermal insulation

Walking distance to beach

Balcony

Bright

Ceramic tiles

Double glazing

En suite shower

Fire detector

Fly screens

Internet

Luxury specifications

Near amenities

Pipe-in-pipe plumbing system

Rental potential

Shutters, electric

Veranda, front

Balcony, front

CCTV

Combined kitchen and dining area

Easy access to highway

Energy efficient doors/windows

Fitted wardrobes

Garbage disposal

Investment opportunity

Marble flooring

Near bus route

Pressurized water system

Roller blinds

Sound insulation

Veranda, large

## Distances

Amenities

 200 m

Airport

 65 km

Sea

 3 km

Public transport

 100 m

Schools


 200 m



## Contact us



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