

# For Sale, Apartment, Standard Apartment, Limassol, Agios Athanasios, 147m²

For Sale : **€ 420,000**

**Description**
Modern 2-Bedroom Apartment for Sale in Agios Athanasios, Limassol
Contemporary Elegance in a Prestigious Hillside Setting

Imagine coming home to a space that instantly relaxes you—where the elevated tranquility of Agios Athanasios meets the absolute peak of modern Mediterranean design. This sophisticated 3rd-floor apartment offers a seamless blend of high-end craftsmanship and strategic location, perfectly suited for young families, professionals, or discerning investors seeking a premium asset.

Elegant Design & Quality Finishes
Constructed to the highest standards with the finest building materials, the residence features a bright, open-plan kitchen, dining, and living area that flows onto a private covered veranda. The layout is designed for modern comfort, offering two quiet bedrooms, a main bathroom, and a convenient guest WC. Residents also benefit from a dedicated storage room and a secure covered parking space on the ground floor.

Location & Neighborhood Benefits
Situated in a prestigious, quiet residential pocket, you are surrounded by urban and natural excellence:
Education: Minutes from elite institutions like Foley's School and The Grammar School.
Daily Essentials: Close to Sklavenitis Hypermarket, major banks, and gourmet boutiques.
Leisure: Perfectly positioned to enjoy both mountain and sea views, yet only a short drive to the Limassol Marina and city center.
Connectivity: Immediate access to the highway, ensuring effortless travel across the island.
Subject to VAT.

Contact G&P Lazarou Estate Agents today at +357 25024949 to arrange your private viewing!

## Details

Property Type: **Apartment**
Website
Status: **Available**
Unit Number: **B306**

## Main Features

Property Subtype: **Standard Apartment**
Bedrooms: **2**
Covered Parking: **1**
Construction Stage: **Resale**
Bathrooms: **2**
Floors Building: **4**
Construction Year: **2024**
Kitchen Type: **Open Plan**

## Area

Internal Area: **86m²**
Covered Verandas: **20m²**
Covered Area: **147m²**

## Further Details

Elevator, Storage Space, Sea View, Mountain View

# Gallery















