

For Sale, Apartment, Standard Apartment, Limassol, Agios Athanasios, 104m²

For Sale : **€ 436,000**

Description
G&P Lazarou Estate Agents proudly presents an exceptional luxury two-bedroom apartment for sale in Agios Athanasios, Limassol, combining contemporary architectural elegance, high-quality construction specifications and an attractive residential setting in one of the city's most desirable neighbourhoods.
Situated within a premium modern residential complex, this sophisticated apartment enjoys an elevated hillside location with panoramic sea views, offering a wonderful balance between peaceful residential living and convenient access to Limassol's vibrant city lifestyle.
The residence features two spacious bedrooms and two bathrooms, providing a comfortable and functional environment suitable for couples, families, professionals and investors seeking a high-quality property in Limassol.
The apartment benefits from a covered veranda, creating an inviting outdoor space for enjoying morning coffee, relaxing evenings and the pleasant Mediterranean climate.
Residents of the complex can enjoy access to a communal swimming pool, providing an excellent setting for relaxation, leisure and refreshing moments during the warmer months.
For added practicality, the property includes covered parking and a private storage area, offering convenient facilities for everyday living.
Premium Construction Specifications
Designed with attention to detail, this exceptional apartment incorporates high-quality materials and modern architectural features, including:
High ceilings of at least 2.9 metres, enhancing the sense of spaciousness and openness.
Thermally insulated aluminium sliding doors, with a minimum height of 2.6 metres, contributing to thermal comfort and contemporary aesthetics.
Internal doors measuring 2.2 metres in height, creating an elegant and refined interior appearance.
Provisions for VRF/VRV air-conditioning systems, allowing for advanced climate control.
Provisions for underfloor heating, offering the possibility of enhanced comfort during cooler months.
Plasterboard ceilings in the bathrooms, providing a sophisticated architectural finish.
Laminate flooring in the bedrooms, combining modern elegance with everyday practicality.
Ceramic flooring in the bathrooms and verandas, offering durability and easy maintenance.
Desirable Residential Location in Agios Athanasios
Located in the highly sought-after Agios Athanasios area of Limassol, the apartment enjoys an attractive residential environment known for its elevated setting, established neighbourhoods and convenient access to important city amenities.
The wider area provides access to reputable educational institutions, including Foley's School and The Grammar School Limassol, making the location particularly appealing to families seeking quality educational opportunities.
Residents can also benefit from convenient access to supermarkets, pharmacies, cafés, restaurants, fitness facilities and a wide range of essential services.
The property offers practical connections to the Limassol–Nicosia motorway, Limassol city centre and the city's beautiful coastline, allowing residents to enjoy both the tranquillity of a residential neighbourhood and the attractions of coastal living.
Popular shopping and entertainment destinations, including MyMall Limassol, are also accessible by car.
Whether you are searching for an elegant permanent residence, a modern apartment with premium facilities or a property with long-term investment potential, this two-bedroom home offers an attractive combination of location, contemporary design and everyday comfort.
To discover more options in this area, you can browse our complete portfolio of apartments for sale in Limassol directly from our website by clicking the following link:
https://gplazarou.com/properties/for_sale/limassol?property_type%5Bapartment%5D%5Ball%5D=apartment
Contact G&P Lazarou Estate Agents today at +357 25024949 or email office@gplazarou.com to arrange your private viewing!

Details

Property Type: **Apartment**
Status: **Available**
Unit Number: **D103**
Website

Main Features

Property Subtype: **Standard Apartment**
Bedrooms: **2**
Furnished: **Unfurnished**
Construction Stage: **Under Construction**
Bathrooms: **2**
Covered Parking: **1**
Construction Year: **2028**
Kitchen Type: **Open Plan**
Floors Building: **4**

Area

Internal Area: **86m²**
Covered Verandas: **18m²**
Covered Area: **104m²**

Further Details

Elevator, Common Swimming Pool, Storage Space, Air Condition

Gallery















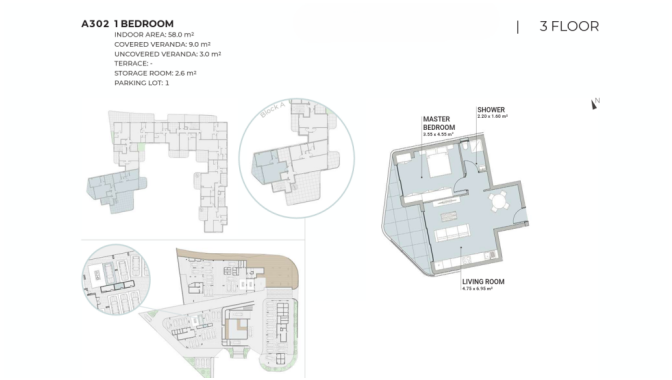


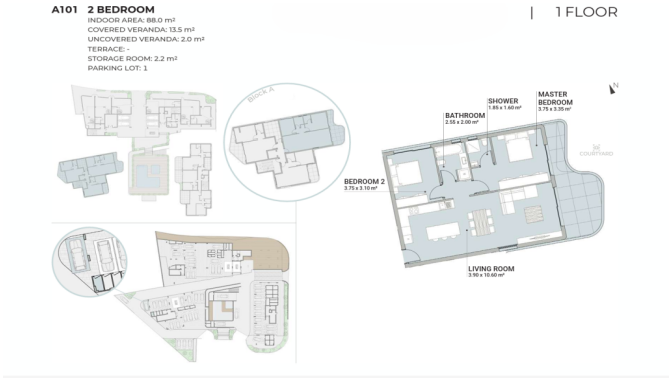









A302 1 BEDROOM
INDOOR AREA: 58.0 m²
COVERED VERANDA: 9.0 m²
UNCOVERED VERANDA: 3.0 m²
TERRACE: -
STORAGE ROOM: 2.6 m²
PARKING LOT: 1
| 3 FLOOR
MASTER BEDROOM
SHOWER
LIVING ROOM


A101 2 BEDROOM
INDOOR AREA: 88.0 m²
COVERED VERANDA: 13.5 m²
UNCOVERED VERANDA: 2.0 m²
TERRACE: -
STORAGE ROOM: 2.2 m²
PARKING LOT: 1
| 1 FLOOR
BATHROOM
SHOWER
MASTER BEDROOM
BEDROOM 2
LIVING ROOM

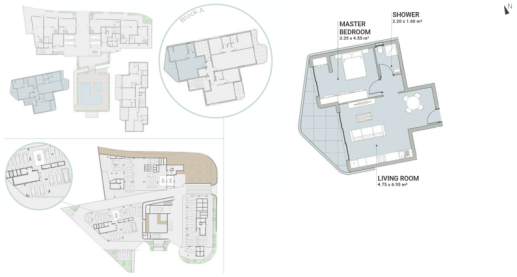
A102 1 BEDROOM | 1 FLOOR

INDOOR AREA: 55.0 m²
COVERED VERANDA: 8.0 m²
UNCOVERED VERANDA: -
TERRACE: -
STORAGE ROOM: 2.3 m²
PARKING LOT: 1



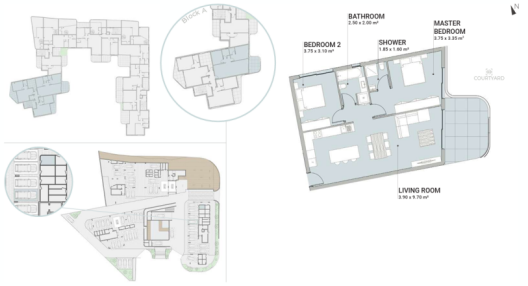
A103 1 BEDROOM | 1 FLOOR

INDOOR AREA: 58.0 m²
COVERED VERANDA: 12.0 m²
UNCOVERED VERANDA: -
TERRACE: -
STORAGE ROOM: 2.3 m²
PARKING LOT: 1



A201 2 BEDROOM | 2 FLOOR

INDOOR AREA: 87.0 m²
COVERED VERANDA: 13.0 m²
UNCOVERED VERANDA: -
TERRACE: -
STORAGE ROOM: 3.4 m²
PARKING LOT: 1



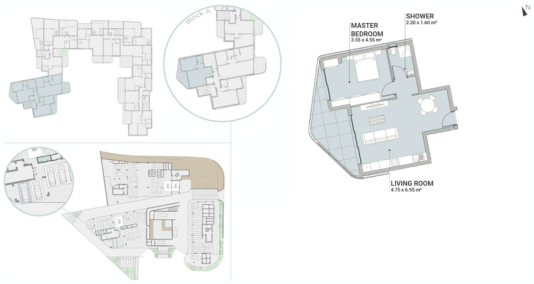
A202 1 BEDROOM | 2 FLOOR

INDOOR AREA: 54.0 m²
COVERED VERANDA: 11.0 m²
UNCOVERED VERANDA: -
TERRACE: -
STORAGE ROOM: 2.2 m²
PARKING LOT: 1



A203 1 BEDROOM | 2 FLOOR

INDOOR AREA: 58.0 m²
COVERED VERANDA: 12.0 m²
UNCOVERED VERANDA: -
TERRACE: -
STORAGE ROOM: 2.0 m²
PARKING LOT: 1



A301 2 BEDROOM PENTHOUSE | 3 FLOOR

INDOOR AREA: 88.0 m²
COVERED VERANDA: 20.0 m²
UNCOVERED VERANDA: 56.0 m²
TERRACE: 55.0 m²
STORAGE ROOM: 2.4 m²
PARKING LOT: 1

