

# For Sale, Apartment, Standard Apartment, Nicosia, Lakatameia, Agia Paraskevi

For Sale : **€ 245,000**

**Description**
For Sale 2 Bedroom Apartment In Lakatameia,Nicosia
Strategic Residential Investment in Lakatameia
Experience an exceptional and highly practical investment opportunity with this 2-bedroom luxury apartment, strategically located in the high-potential area of Lakatameia, Nicosia. This property represents a top-tier residential proposal, offering a solid and highly functional asset for your private living or as a stable rental investment. Designed for residents who demand the perfect balance of urban central proximity and strategic location, the apartment is situated in a high-demand residential zone. Its strategic position ensures daily practicality for professional and personal routines, making it a secure choice in one of the capital's most established and well-connected districts.
Development Potential & High-Value Residential Features
The property features a modern and efficient living space situated on the 3rd floor of a contemporary 3-storey building. Falling within a sought-after urban district, the apartment offers a functional layout with two bedrooms and two bathrooms, designed for a high-standard modern lifestyle. A standout feature is the private roof garden, providing an elevated outdoor sanctuary with panoramic views. The residence provides a substantial canvas for those seeking a property with architectural versatility, featuring double glazing, a pressurized water system, and solar water heaters. The inclusion of a door phone, elevator access, a covered veranda, and dedicated covered parking ensures a practical living environment in a community known for its quality atmosphere.
Extensive Property Features
Property Type:  Apartment
Location: Lakatameia, Nicosia
Floor: 3rd Floor (3-Storey Building)
Outdoor Space: Private Roof Garden
Bedrooms: 2
Bathrooms: 2
Climate Control: Provision for Air Conditioning
Water Systems: Solar Water Heaters and Pressurized Water System
Security: Door Phone System
Verandas: Covered Veranda
Parking: Dedicated Covered Space
Amenities: Elevator Access
Interior: Double Glazing
Nearby Landmarks & Amenities
In a convenient location for a vibrant urban routine in the Lakatameia area, the property is surrounded by important infrastructure.
Lakatameia Municipal Amphitheatre is a primary cultural landmark situated within the immediate community.
Pediaios Linear Park is a world-renowned natural landmark for recreation accessible within a short distance.
Nicosia Mall is a world-renowned retail and entertainment destination accessible within a short drive.
Stelios Ioannou Learning Resource Center is a primary academic and architectural landmark located nearby.
Jumbo Lakatamia is a prominent retail landmark providing high daily convenience for families.
Agios Ioannis Chrysostomos Church is a significant local historical and religious landmark situated nearby.
Lakatamia Health Center is a major healthcare facility providing essential medical services within the district.
Nicosia City Center is a primary professional and civic destination easily accessible from the property.
Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

## Details

Property Type: **Apartment**
Website

Status: **Available**

Unit Number: **301**

## Main Features

Property Subtype: **Standard Apartment**
Bathrooms: **2**
Covered Parking: **1**

Construction Stage: **Off-plan**
Kitchen Type: **Open Plan**
Floors Building: **3**

Bedrooms: **2**
Furnished: **Unfurnished**

## Area

Internal Area: **86m²** Covered Verandas: **23m²** Roof Garden Area: **37m²**

## Further Details

Secure Door, Elevator, Storage Space, Water, Electricity, Air Condition

# Gallery















