



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

(201), ASPRES (Trooditissis Str.), AGIA
PARASKEVI, LAKATAMEIA, NICOSIA, REG:0/13019

For Sale : **€ 175,000**

Description

For Sale 2 Bedroom Apartment In Lakatameia, Nicosia

Contemporary 2nd-Floor Living with Excellent Urban Connectivity

Step into a comfortable, modern lifestyle with this beautiful 2-bedroom apartment for sale in the thriving residential community of Lakatameia, Nicosia. Situated proudly on the 2nd floor of a contemporary, low-density apartment building, this property balances quiet residential privacy with seamless city access. It stands as a premier real estate choice for young couples, small families, first-time buyers, or long-term investors looking to secure a high-demand property asset within one of Nicosia's fastest-growing suburban belts.

Turnkey Fully Furnished Layout & High-Spec Interiors

Every square meter of this executive residence has been meticulously optimized to deliver a flowing, space-efficient interior footprint: Fully Furnished Canvas: Offered completely fully furnished and equipped with tasteful contemporary furniture and core kitchen appliances, presenting a turnkey canvas ready for immediate occupancy or rental placement without post-purchase friction.

Optimal Layout & Bathrooms: Configured with 2 functional bathrooms (including a family bathroom and a private featuring high-end fixtures to streamline busy morning routines.

Indoor-Outdoor Balance: The central open-plan living and dining zones unfold beautifully onto deep covered verandas, providing a private, shaded outdoor platform to entertain guests or unwind in the fresh evening air.

Advanced Energy Efficiency & Climate Control

Engineered to deliver effortless thermal comfort through every extreme Mediterranean season while keeping your utility overheads low:

Eco-Friendly Utility Infrastructure: Equipped with a premium, high-efficiency solar water heater system that harnesses abundant Cyprus sunlight to provide free hot water year-round.

Thermal & Acoustic Protection: Outfitted with quality double-glazed windows that form a tight thermal barrier, trapping climate-controlled air inside while completely insulating the flat from external city sounds.

Total Climate Engineering: Fully equipped with high-performance air conditioning split units across the living areas and bedrooms for rapid cooling and heating.

Convenient Logistics & Communication Infrastructure

Vehicle Protection: Includes an allocated, private covered parking space explicitly assigned to the apartment, shielding your vehicle from sun damage and ensuring hassle-free parking.

Private Storage Solutions: Features a dedicated, secure storage space on the ground level, keeping your primary living quarters entirely organized and clutter-free.

Secure Access: Features a modern building door phone (intercom system) at the entrance, giving you absolute control over visitor access and ultimate peace of mind.

Property Features

Property Type: Modern Apartment (2nd Floor)

Listing Type: Available For Sale

Location: Lakatameia, Nicosia

Bedrooms: 2 Comfortably Sized Bedrooms

Bathrooms: 2 Bathrooms

Furnishing Status: Completely Fully Furnished & Equipped

Outdoor Space: Private Shaded Covered Verandas

Energy Infrastructure: Integrated Solar Water Heaters

Insulation: Soundproof & Thermal Double Glazing Windows

Climate Systems: Full Air Conditioning Units Installed Throughout

Security Access: Integrated Building Door Phone Intercom System

Logistics & Storage: Allocated Covered Parking & Secure Storage Room Included

Nearby Landmarks & Amenities

Situated at these premium coordinates on the Lakatameia residential grid, the tower places an exceptional network of amenities immediately at your doorstep:

Primary High-Traffic Arteries (Tseriou Avenue & Archangelos Avenue) are accessible in seconds, placing local bakeries, large international supermarkets (such as Alphamega, Lidl, and Metro), pharmacies, and private banking centers within a brief 2-minute driving radius.



The Linear Park of Pedieos River is situated in the broader neighborhood, granting rapid access to Nicosia's premier green artery for family walking, running, and cycling.

The Mall of Cyprus & Nicosia General Hospital are reachable within a quick 10-to-12-minute commute, keeping the city's top retail, dining, and healthcare systems highly accessible.

Direct Highway Linkages: The location offers smooth, traffic-free connection pathways down toward the main highway network linking Nicosia to Larnaca, Limassol, and the international airports.

To discover more options in this area, you can browse our complete portfolio of apartment for sale in Nicosia directly from our website by clicking the following link: https://gplazarou.com/properties/apartment-for_sale/in/Nicosia/

Contact G&P Lazarou Estate Agents today at +357 22024949 or email sales@gplazarou.com to arrange your private viewing!

Details

Property Type: **Apartment**

Status: **Available**

Unit Number: **201**

[Website](#)

Main Features

Property Subtype: **Standard Apartment**

Construction Stage: **Resale**

Construction Year: **2008**

Bedrooms: **2**

Bathrooms: **2**

Kitchen Type: **Open Plan**

Furnished: **Fully Furnished**

Covered Parking: **1**

Floors Building: **3**

Area

Internal Area: **81m²**

Covered Verandas: **18m²**

Further Details

Elevator, Storage Space, Water, Electricity, Air Condition



Gallery



