

# For Sale, Apartment, Penthouse, Nicosia, Agia Varvara

For Sale : **€ 185,000**

**Description**
For Sale 2 Bedroom Penthouse Under Construction In Agia Varvara, Nicosia
Discover an exceptional opportunity to own a 2-bedroom penthouse under construction in the peaceful and rapidly developing community of Agia Varvara, Nicosia. Designed to combine contemporary architecture, premium specifications and cutting-edge energy efficiency, this exclusive penthouse offers an elevated lifestyle with exceptional comfort, style and sustainability, making it an outstanding choice for homeowners and investors alike.
Thoughtfully designed to maximise space and natural light, the penthouse features bright open-plan living and dining areas that seamlessly connect to the outdoor spaces, creating the perfect setting for relaxing or entertaining. At the heart of the home is a modern designer kitchen with a stylish central island, offering both elegance and practicality for everyday living.
One of the property's standout features is its independent photovoltaic system, designed to deliver almost zero electricity costs, providing significant long-term savings while promoting environmentally conscious living. The building is further enhanced with a high-performance thermal insulation system (external thermal façade) and energy-efficient thermal insulating windows, ensuring outstanding indoor comfort throughout every season.
The penthouse also benefits from provisions for air conditioning units and electric heating, a spacious contemporary shower, sliding wardrobes in the bedrooms for maximum space efficiency, and advanced smart home technology, including a Smart Intercom (video door entry system) and a Wi-Fi-controlled water heater switch, delivering convenience, security and modern living at its finest.
Located in a quiet residential neighbourhood, the property enjoys easy access to schools, supermarkets, cafés and all essential amenities, while offering excellent connectivity to the motorway and Nicosia city centre. Based on the property's coordinates, it is situated approximately 1.5 km from Agia Varvara Village Centre, 3.8 km from Alambra, 7.5 km from Nisou Industrial Area, 10.5 km from Nicosia General Hospital, and 16.0 km from Eleftheria Square, offering the ideal balance between tranquillity and accessibility.
Whether you are looking for a luxurious new home or a high-quality investment with excellent future value, this exceptional penthouse represents an outstanding opportunity.
To discover more penthouses under construction for sale in Nicosia, you can browse our complete portfolio directly through the following link:
https://gplazarou.com/properties/apartment-for_sale/in/Nicosia/property_subtype/penthouse/construction_stage/under_construction/
Contact G&P Lazarou Estate Agents today at +357 22 024949 or email nicosia@gplazarou.com for more information or to arrange a viewing!

## Details

Property Type: **Apartment**
Website
Status: **Available**
Unit Number: **4**

## Main Features

Property Subtype: **Penthouse**
Bedrooms: **2**
Floors Building: **1**
Construction Stage: **Under Construction**
Bathrooms: **2**
Construction Year: **2026**
Covered Parking: **1**

## Area

Internal Area: **77m²**
Covered Verandas: **12m²**
Roof Garden Area: **54m²**

## Further Details

Storage Space, Water, Electricity, Mountain View

# Gallery







