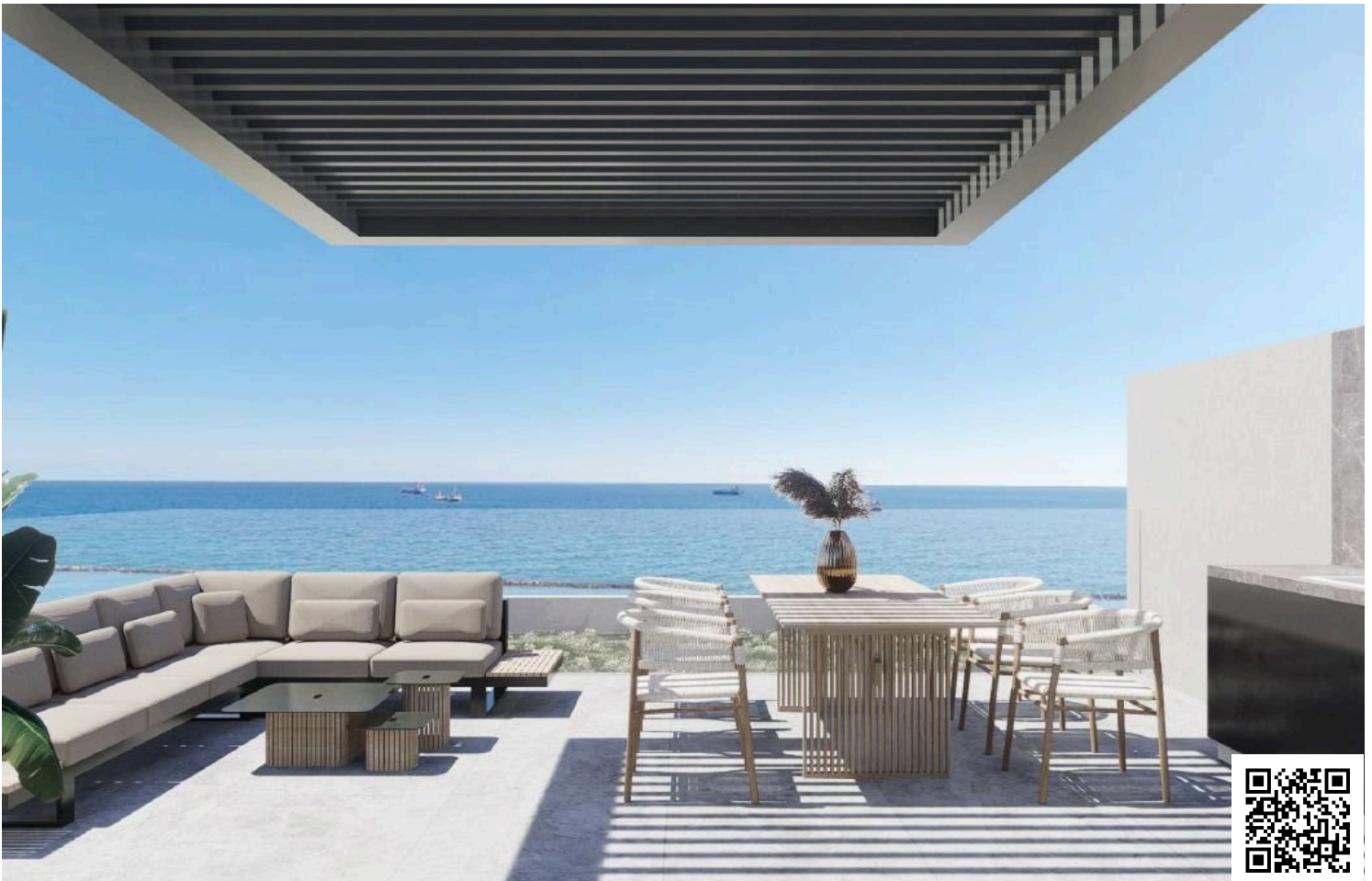


#7606

# New Boutique Penthouse With Roof Garden For sale In Agios Athanasios Area.

📍 Agios Athanasios, Limassol

€1,300,000 +VAT





# Overview

## Specifications

Bedrooms



Bathrooms



Covered



Type	<b>Apartment</b>	Status	<b>Off plan</b>
Toilets	<b>1</b>	Energy efficiency rating	 <b>A</b>

## Description

This well-designed unit offers an impressive internal space of 119 m<sup>2</sup>, featuring three spacious bedrooms, two modern bathrooms and one guest w/c.

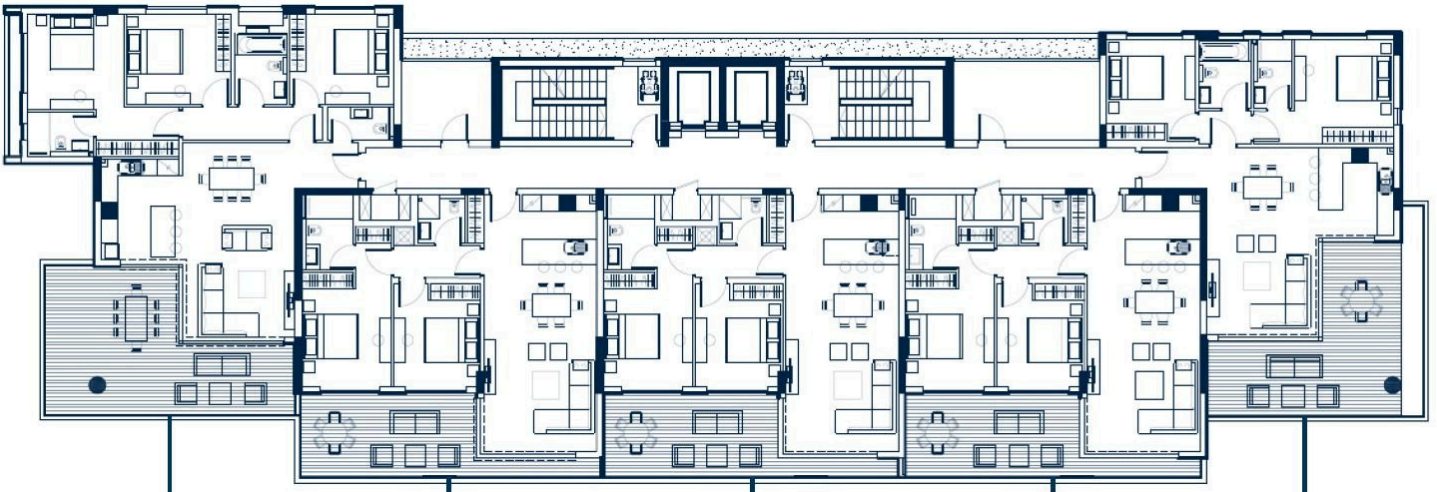
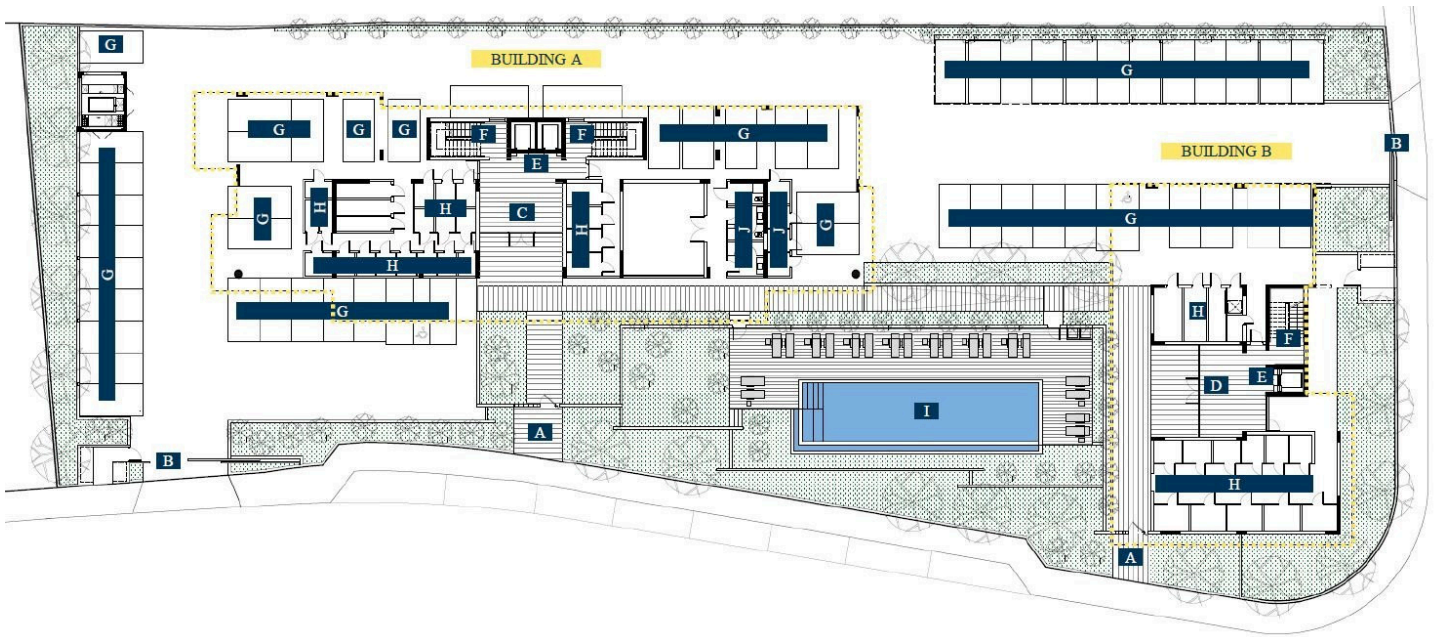
This apartment boasts energy efficiency rating A, ensuring low utility costs while benefiting from a central air conditioning system for year-round comfort. The property also features underfloor heating, perfect for colder months. Set within a gated complex, you can relax knowing security is a priority. Additionally, you can unwind by the communal swimming pool on warm days.

Agios Athanasios is known for its vibrant community and accessible amenities. Residents enjoy a mix of local shops, restaurants, and parks, all within a short distance. The area is also well-connected to main roads, making it easy to explore nearby attractions.

\*Location on map is indicative.



# Floor plans



# Additional information

## Facilities

Aircondition, Central system

Heating, Underfloor

Pool, Communal

Storage

Elevator

Landscaped garden

Solar photovoltaic panels

Gated complex

Parking, Covered

Solar water heater

## Features

Alarm system

Double glazing

Irrigation system

Near bus route

Smart home automation  
(provision)

Wooden flooring

CCTV (provision)

Electric car charger (provision)

Kitchen appliances

Pressurized water system

Thermal insulation

Ceramic tiles

Entrance gate, automated

Near amenities

Roof garden

Walking distance to beach

## Contact us



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