



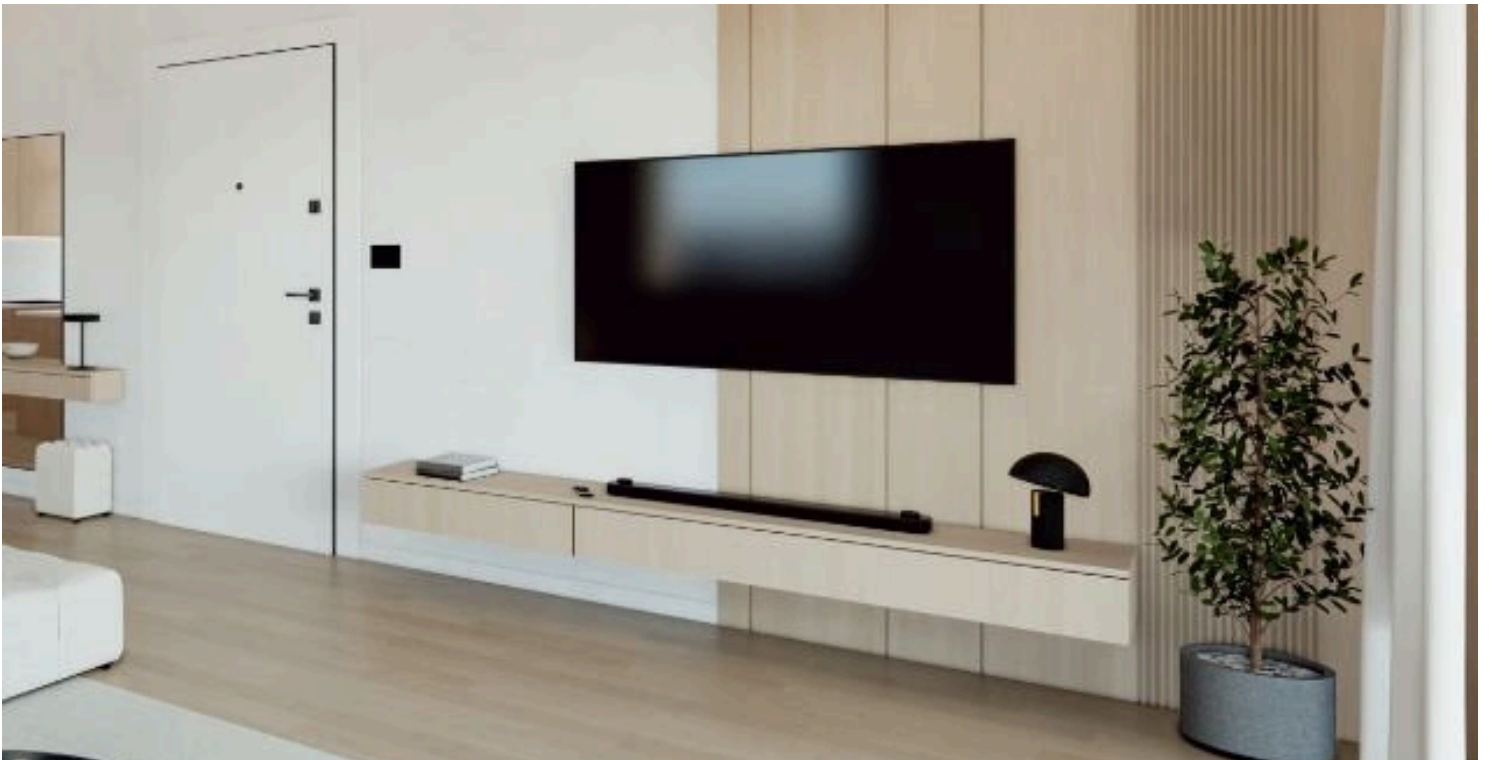
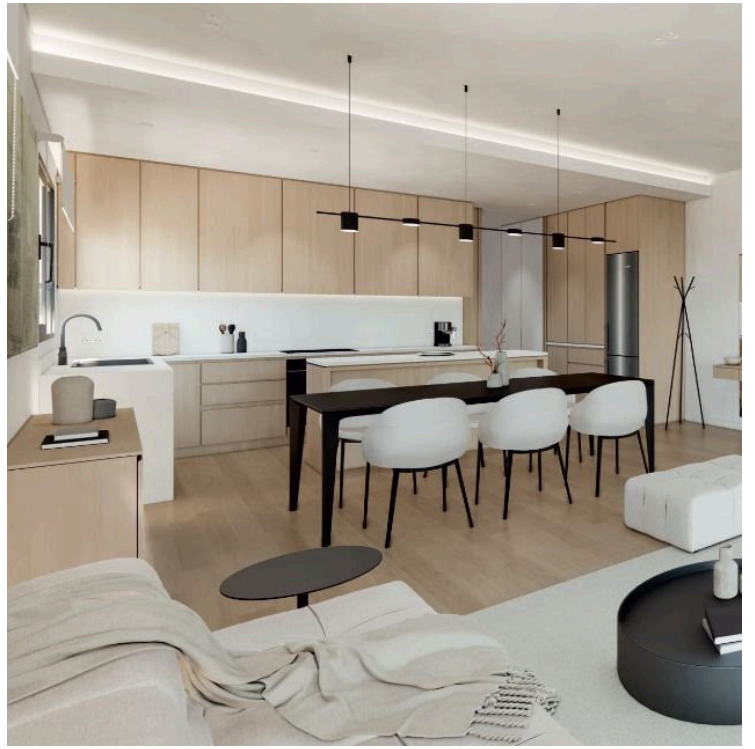
#11373

2 Bedroom Apartment in Agios Athanasios Limassol (11373)

📍 Agios Athanasios, Limassol

€400,000 +VAT





Overview

Specifications

Bedrooms



2

Bathrooms



2

Covered



86 m²

Type	Apartment
Toilets	2
Status	Under construction
Year of construction	2025
Furnished	Unfurnished

Structure	Concrete
Facade	Concrete
Communal charge frequency	Monthly
Energy efficiency rating	A+

Description

2 Bedroom Apartment in Agios Athanasios Limassol (11373)

For sale: a modern apartment under construction in the desirable area of Agios Athanasios. This spacious unit offers an internal area of 86 m2, featuring two comfortable bedrooms and two stylish bathrooms, perfect for both families and professionals.

Agios Athanasios is known for its vibrant community and convenient location. Residents will enjoy easy access to a variety of amenities, including shops, restaurants, and parks. The area is also just a short drive from the highway, making commuting to nearby cities a breeze. With a charming city view, this apartment promises a pleasant living experience.

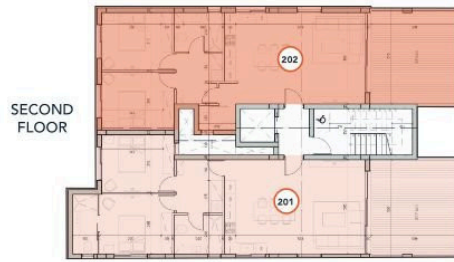
Built in 2025, this apartment boasts an impressive energy efficiency rating of A+, ensuring lower utility costs and a reduced environmental footprint. The building features a modern design and an elevator for easy access to all levels. The property is offered unfurnished, allowing you to personalize the space to suit your taste and style.

Don't miss the opportunity to own this exceptional apartment in Agios Athanasios. For more information, please contact Lextrus Real Estate, your trusted partner in finding your perfect home.

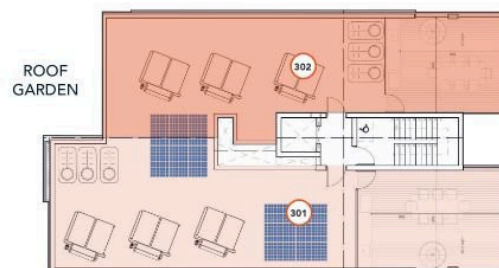
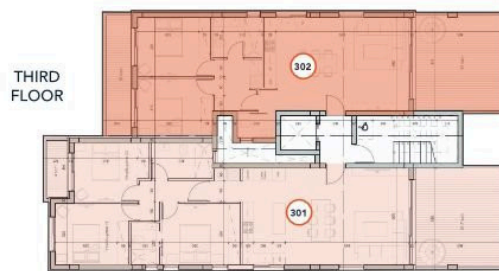


Floor plans

FLOOR PLANS



Apartment No.	Bedrooms	Covered Area m ²	Covered Veranda m ²	Roof Garden m ²	Total Area m ²
101	2	91,00	24,70	-	115,70
102	2	86,00	24,00	-	110,00
201	2	91,00	24,70	-	115,70
202	2	86,00	24,00	-	110,00



Apartment No.	Bedrooms	Covered Area m ²	Covered Veranda m ²	Roof Garden m ²	Total Area m ²
301	3	112,00	27,70	41,00	180,70
302	2	86,00	24,00	32,50	142,50



Additional information

Facilities

Aircondition, Provision

Elevator

Heating, Provision

Parking, Covered

Solar water heater

Storage

Features

Balcony

Bright

CCTV

CCTV (provision)

Ceramic tiles

City view

Combined kitchen and dining area

Connected to electric mains

Double glazing

Easy access to highway

Easy access to main roads

En suite shower

Energy efficient doors/windows

Entrance gate

Entrance gate, automated

Granite countertops

Investment opportunity

Luxury specifications

Modern design

Near amenities

Near bus route

Open plan

Pipe-in-pipe plumbing system

Pressurized water system

Quiet area

Rental potential

Shower

Smart home automation (provision)

Sound insulation

Spacious rooms

Thermal insulation

Veranda

Veranda, large

Distances

Amenities



350 m

Airport



60 km

Sea



1.4 km

Public transport



350 m

Schools




240 m

Contact us



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