



#13132

? Luxury Seaside Living – Brand New 2-Bedroom Apartment Just 50m from the Beach in Limassol (Agios Athanasios) (13132)





📍 Agios Athanasios, Limassol

€850,000 +VAT



Overview

Specifications

Bedrooms		Bathrooms		Covered	
 2		 2		 90 m ²	
Type	Apartment				
Toilets	2				
Status	Off plan				
Year of construction	2027				
Furnished	Optional furnished				
Structure	Concrete				
Facade	Concrete				
Communal charge frequency	Monthly				
Energy efficiency rating	 A				

Description

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Price: €850,000 + VAT
Type: Off-Plan Apartment | Delivery: September 2027
Covered Area: 90 m² + 19 m² Covered Veranda | 2 Bedrooms | 2 Bathrooms

Live Moments from the Sea

Experience the ultimate in coastal living with this stunning two-bedroom apartment located just 50 meters from the beach in the prestigious area of Agios Athanasios, Limassol. Nestled within an exclusive gated complex, this modern residence offers a rare combination of prime location, cutting-edge design, and resort-style amenities, all just a short walk from the vibrant city center.

Designed for Comfort & Style

An open-plan layout with seamless flow between the kitchen, dining, and living areas

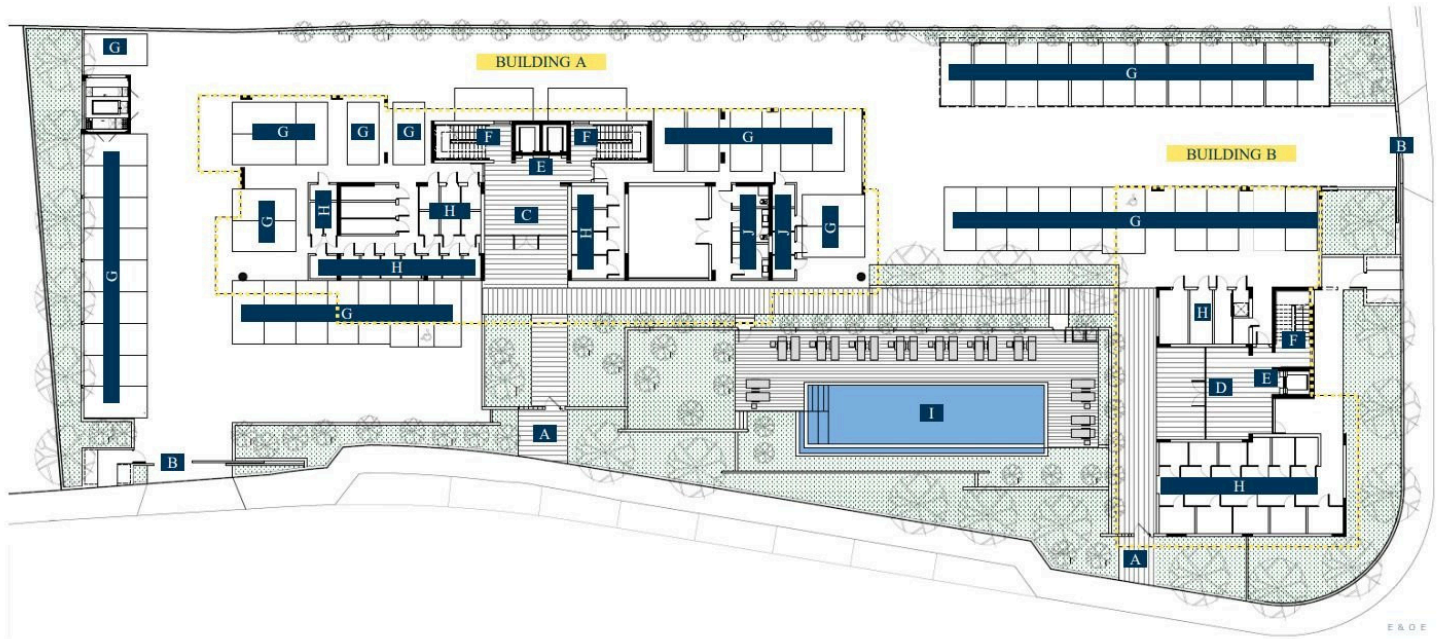
Two bedrooms, including a master with en-suite bathroom and walk-in closet

Large covered veranda ideal for relaxing or entertaining

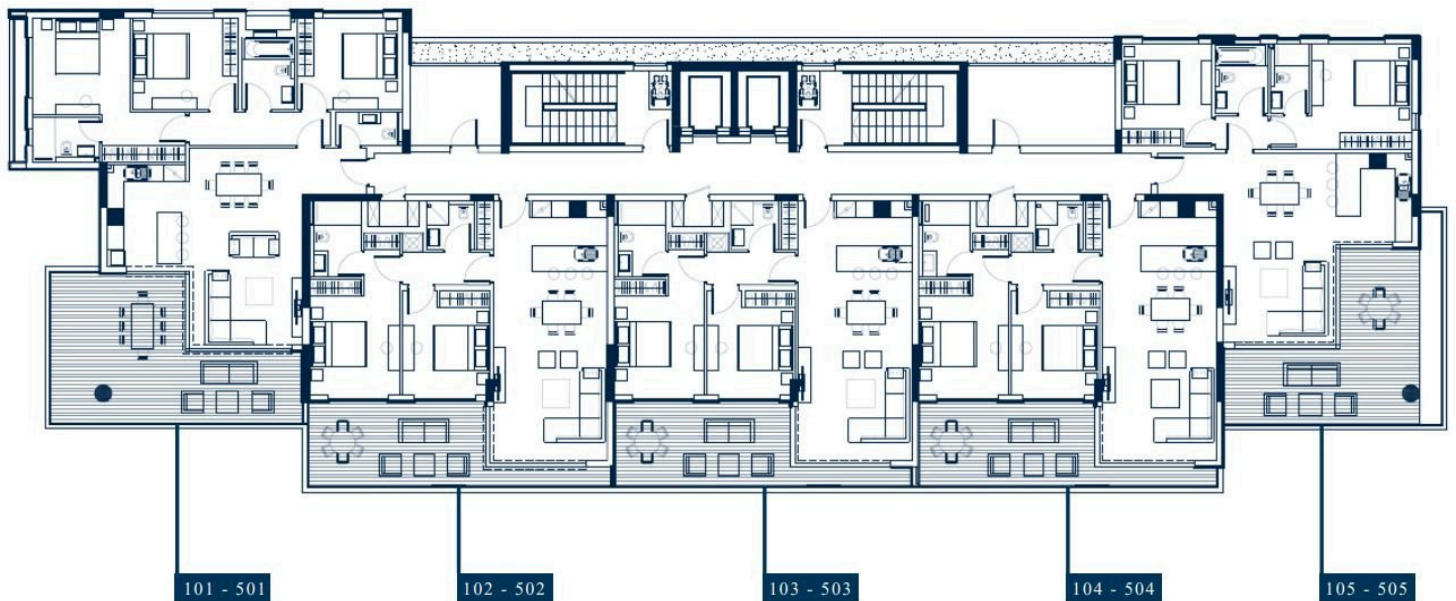


Floor plans

GROUND FLOOR



BUILDING A FLOORS 1 - 5



Additional information

Facilities

Aircondition, Provision

Elevator

Heating, Underfloor

Parking, Underground

Solar water heater

Childrens playground

Gated complex

Landscaped garden

Pool, Communal

Storage

Clubhouse

Gym

Outdoor shower

Solar photovoltaic panels (provision)

Features

Balcony

Connected to electric mains

Entrance gate

Investment opportunity

Open plan

Rental potential

Spacious rooms

Veranda, large

Bright

Double glazing

Entrance gate, automated

Luxury specifications

Pipe-in-pipe plumbing system

Roof garden

Thermal insulation

Walk-in closet

Combined kitchen and dining area

Energy efficient doors/windows

Granite countertops

Modern design

Pressurized water system

Sea view

Veranda

Walking distance to beach

Distances

Amenities

 70 m

Airport

 50 km

Sea

 50 m

Public transport

 100 m


Schools

 500 m

Contact us



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