



#13512

Studio Apartment in Amazing Complex on North-East Residential Complex in Agios Athanasios Limassol (13512)

📍 Agios Athanasios, Limassol





€189,000 +VAT





Overview

Specifications

Bedrooms		Bathrooms		Covered	
 Studio		 1		 40 m²	
Type		Apartment			
Toilets		1			
Status		Off plan			
Year of construction		2028			
Furnished		Unfurnished			
		Structure		Concrete	
		Facade		Concrete	
		Communal charge frequency		Monthly	
		Energy efficiency rating		 A	

Description

Discover this cutting-edge studio apartment located in a new, landmark development in Agios Athanasios, one of Limassol's most dynamic and fast-growing areas. Starting from €189,000 + VAT, this intelligently designed 40 sqm residence offers the perfect blend of lifestyle and long-term value — whether you're a savvy investor or seeking your first home in Cyprus.

? Key Highlights:

Off-plan studio – secure at today's price, complete in Q2 2028

Energy Efficiency Class A – future-proof with top-tier insulation and eco-ready specs

Bright, open-plan layout with floor-to-ceiling windows for natural light

Underground parking & private storage included

Access to communal pool, gym, clubhouse, landscaped gardens, and more

Smart home automation and EV charger provision for next-gen living

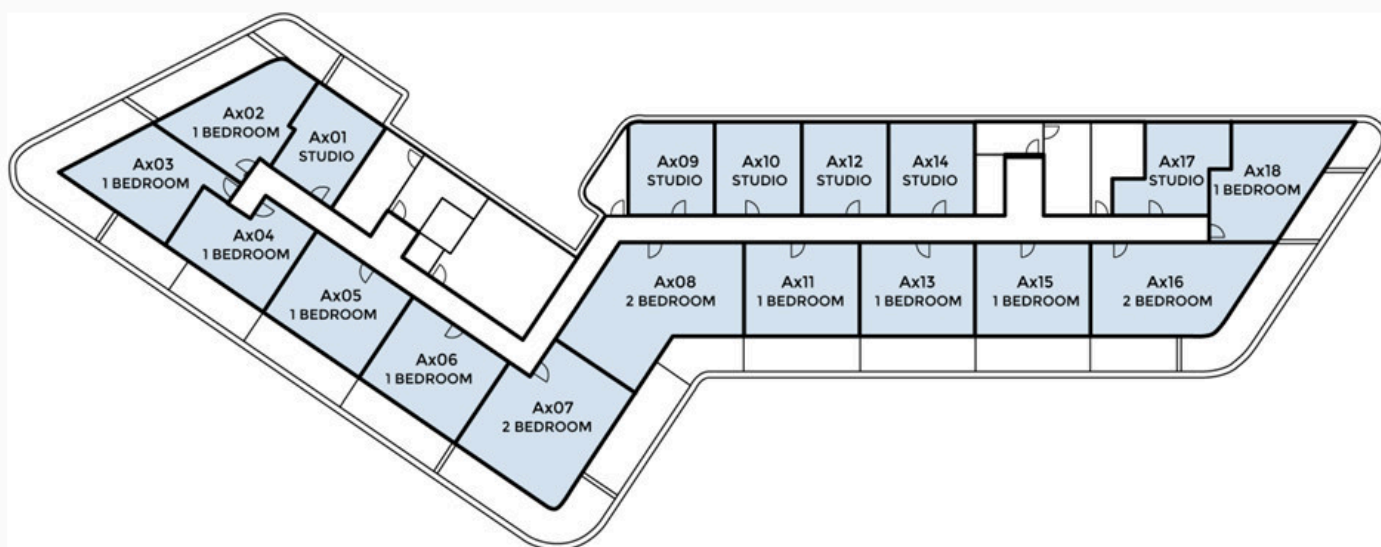
Located in a secure, gated community with 24-hour surveillance (provision)

Whether you're working remotely or on the move, the development integrates luxury living with modern

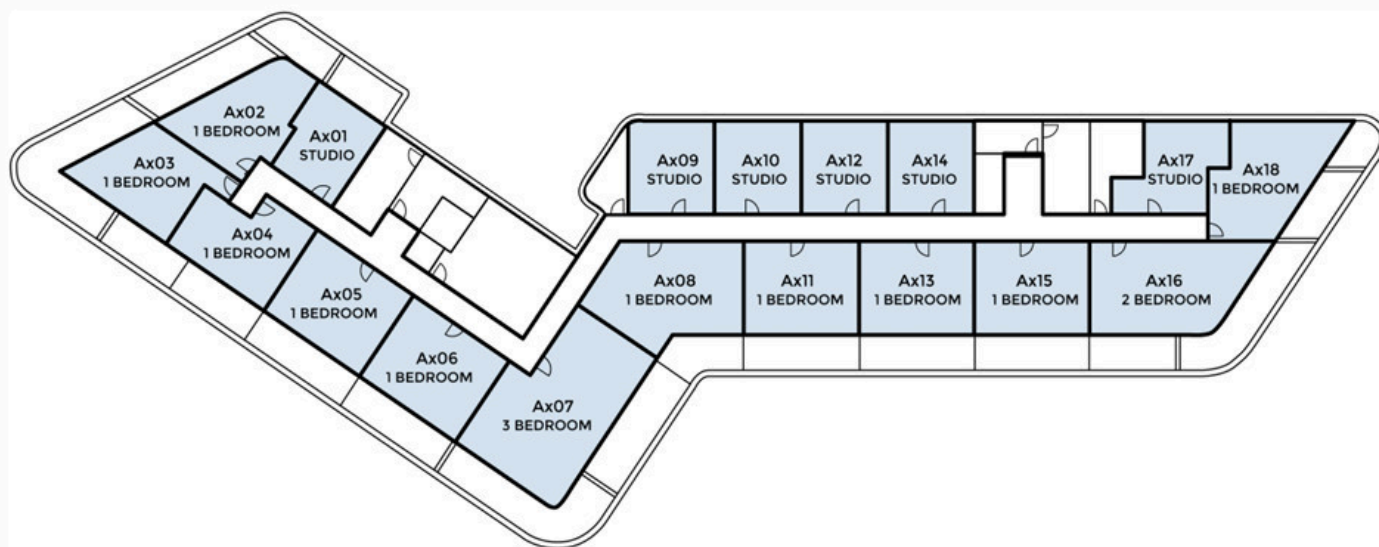


Floor plans

Building A (2nd, 3rd, 4th floor)



Building A (1st, 5th, 6th, 7th floor)



Additional information

Facilities

Aircondition, Provision

Elevator

Heating, Provision

Parking, Underground

Solar water heater

Childrens playground

Gated complex

Landscaped garden

Pool, Communal

Storage

Clubhouse

Gym

Outdoor shower

Solar photovoltaic panels (provision)

Features

24-hour security

Barbeque

Combined kitchen and dining area

Easy access to main roads

Energy efficient doors/windows

Floor-to-ceiling windows

Luxury specifications

Open plan

Pressurized water system

Roller blinds

Smart home automation (provision)

Thermal insulation

Alarm system (provision)

Bright

Connected to electric mains

Electric car charger (provision)

Entrance gate

Granite countertops

Modern design

Pipe-in-pipe plumbing system

Quiet area

Shower

Sound insulation

Veranda

Balcony

CCTV (provision)

Double glazing

En suite shower

Entrance gate, automated

Investment opportunity

Near amenities

Pool view

Rental potential

Shutters, electric (provision)

Spacious rooms

Veranda, large

Distances

Amenities



250 m

Airport



50 km

Sea



900 m

Public transport



400 m

Schools




700 m



Contact us



Stefania Spyridou

 (+357) 99810880

 stephaniaspyridou@gmail.com

