



#13828

# Amazing Studio Apartemnt 6% Guaranteed Rental Income in Heart Of City Center Limassol (13828)

📍 Historical Center, Limassol

€306,000 +VAT





# Overview

## Specifications

|                                                                                                 |  |                                                                                              |  |                                                                                                             |  |
|-------------------------------------------------------------------------------------------------|--|----------------------------------------------------------------------------------------------|--|-------------------------------------------------------------------------------------------------------------|--|
| Bedrooms                                                                                        |  | Bathrooms                                                                                    |  | Covered                                                                                                     |  |
|  <b>Studio</b> |  |  <b>1</b>   |  |  <b>36 m<sup>2</sup></b> |  |
| Type                                                                                            |  | <b>Apartment</b>                                                                             |  |                                                                                                             |  |
| Toilets                                                                                         |  | <b>1</b>                                                                                     |  |                                                                                                             |  |
| Status                                                                                          |  | <b>Off plan</b>                                                                              |  |                                                                                                             |  |
| Year of construction                                                                            |  | <b>2028</b>                                                                                  |  |                                                                                                             |  |
| Furnished                                                                                       |  | <b>Unfurnished</b>                                                                           |  |                                                                                                             |  |
| Structure                                                                                       |  | <b>Concrete</b>                                                                              |  |                                                                                                             |  |
| Facade                                                                                          |  | <b>Concrete</b>                                                                              |  |                                                                                                             |  |
| Communal charge frequency                                                                       |  | <b>Monthly</b>                                                                               |  |                                                                                                             |  |
| Energy efficiency rating                                                                        |  |  <b>A</b> |  |                                                                                                             |  |

## Description

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Urban Luxury Meets Smart Investment in Limassol’s Historic Heart

Discover a rare opportunity to own a piece of Limassol’s vibrant city center, just steps from the famed Anexartisias Fashion Street and a short stroll to the Old Port, Limassol Marina, and the seafront. Set along Gladstonos Street, this landmark development brings together luxury living, smart design, and high-yield investment potential—all in one of the most dynamic locations in Cyprus.

This exceptional residential project features 70 stylish studio, 1- and 2-bedroom apartments, each thoughtfully designed to blend functionality with modern elegance. High ceilings, quality finishes, energy-efficient A+ ratings, and contemporary layouts offer both comfort and sophistication, appealing to discerning residents and investors alike.

Highlights Include:

Rooftop swimming pool with panoramic views of the Marina and Old Port

Rooftop bar and BBQ area—perfect for entertaining

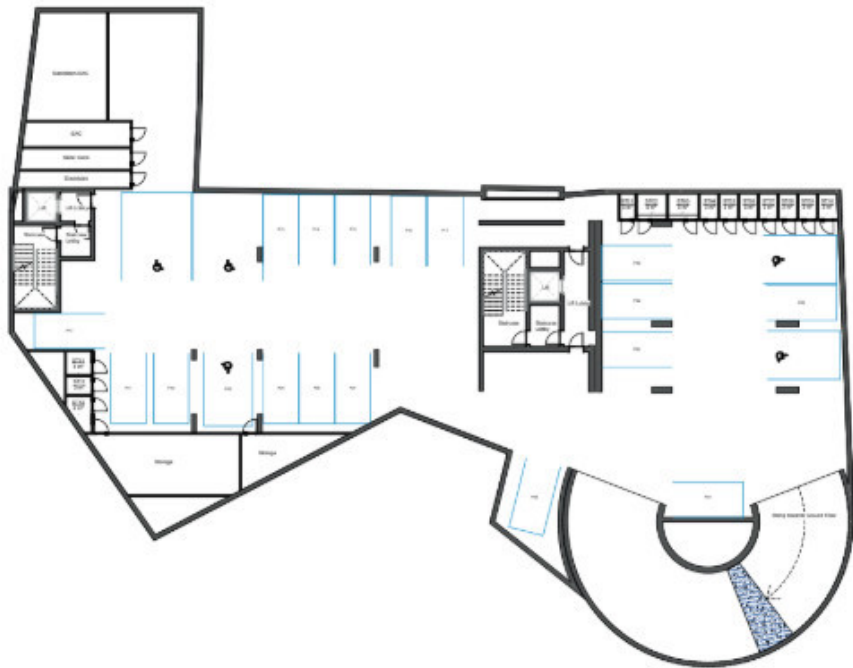
Fully equipped gym and indoor/outdoor resident lounges

Private covered parking

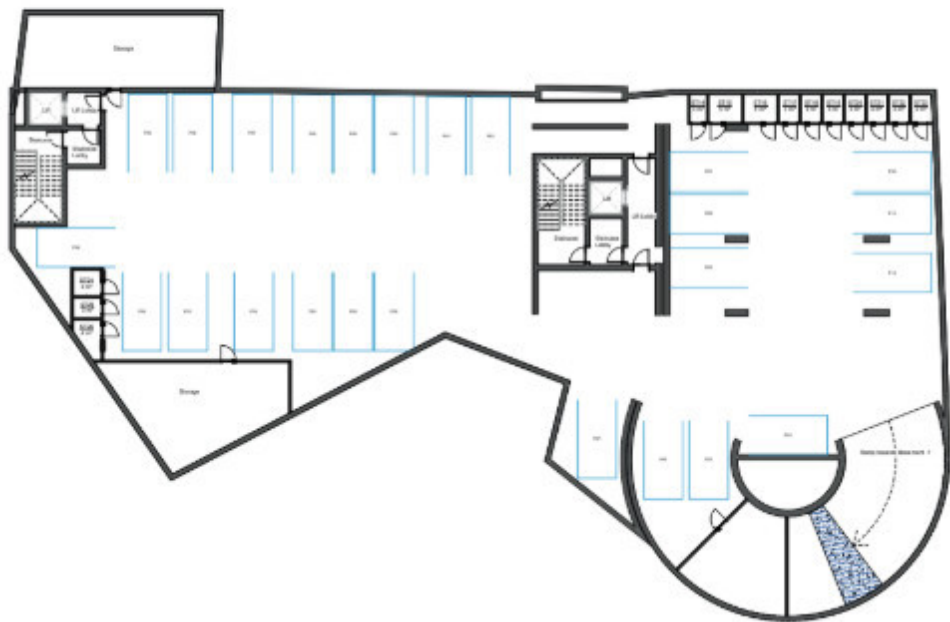


# Floor plans

Floor Plans - Basement 1



Floor Plans - Basement 2



# Additional information

## Facilities

Aircondition, Provision

Heating, Underfloor

Pool, Communal

Storage

Elevator

Outdoor shower

Solar photovoltaic panels  
(provision)

Gym

Parking, Underground

Solar water heater

## Features

Bar

Bright

Combined kitchen and dining  
area

Easy access to highway

Entrance gate, automated

Heart of city center

Municipal water/sewage

Open plan

Pipe-in-pipe plumbing system

Quiet area

Shower

Thermal insulation

Walking distance to beach

Barbeque

CCTV (provision)

Connected to electric mains

Easy access to main roads

Fitted wardrobes

Investment opportunity

Near amenities

Painted

Pool bar

Rental potential

Smart home automation  
(provision)

Veranda

Water softener

Bathroom underfloor heating

City view

Double glazing

Energy efficient doors/windows

Granite countertops

Lobby

Near bus route

Parquet flooring

Pressurized water system

Roof garden

Sound insulation

Veranda, large



# Distances

Amenities

 10 m

Airport

 60 km

Sea

 1 km

Public transport

 100 m

Schools

 200 m

Resort

 500 m

# Contact us



**Stefania Spyridou**

 (+357) 99810880

 stephaniaSpyridou@gmail.com

