



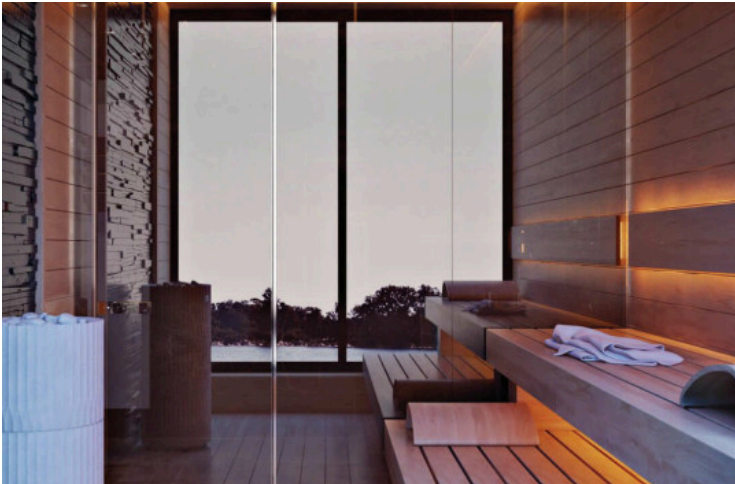
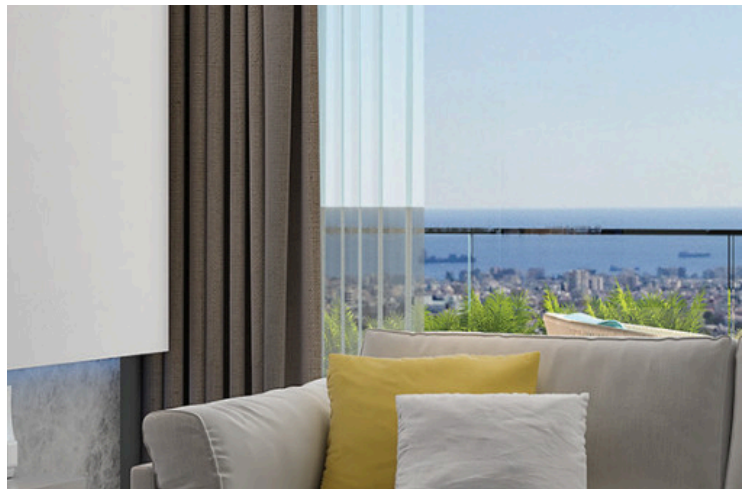
#17939

# Modern Studio Apartment for Sale in Ayia Fylaxis, Limassol (17939)

📍 Ayia Fyla, Limassol

**€167,000 +VAT**





# Overview

## Specifications

Bedrooms

 **Studio**

Bathrooms

 **1**

Covered

 **26.9 m<sup>2</sup>**

Type **Apartment**

Toilets **1**

Status **Under construction**

Year of construction **2027**

Structure **Concrete**

Facade **Concrete**

## Description

Modern Studio Apartment for Sale in Ayia Fylaxis, Limassol

- Price: €167,000 + VAT
- Status: Under construction
- Completion: February 2027

An excellent opportunity to purchase a modern studio apartment in the prestigious Ayia Fylaxis area of Limassol. This elegant residence combines contemporary design, premium specifications, and a privileged hillside setting that offers both tranquility and easy access to the city.

The residence is part of an exclusive project in a peaceful yet strategic setting, just minutes from the highway and close to everyday amenities, while also offering easy access to private schools, the city centre, the marina, beaches, and key destinations across Limassol.

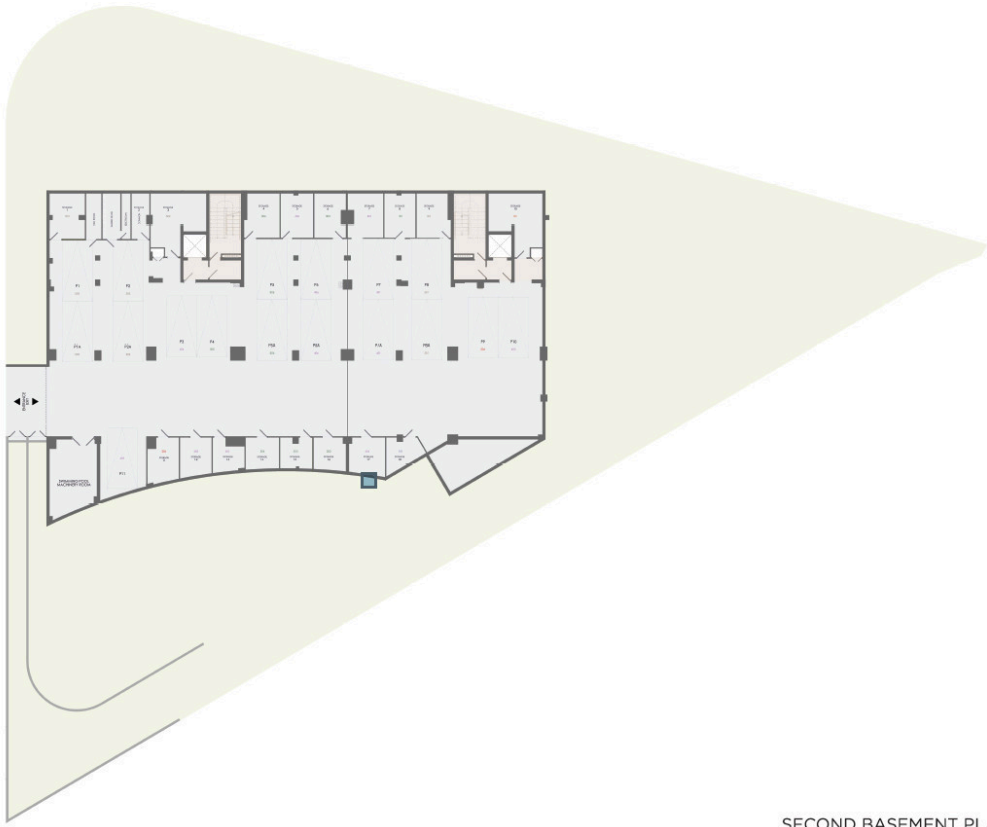
Property Highlights:

- Ground floor
- Studio apartment
- 1 bathroom
- Internal covered area: 26.90m<sup>2</sup>

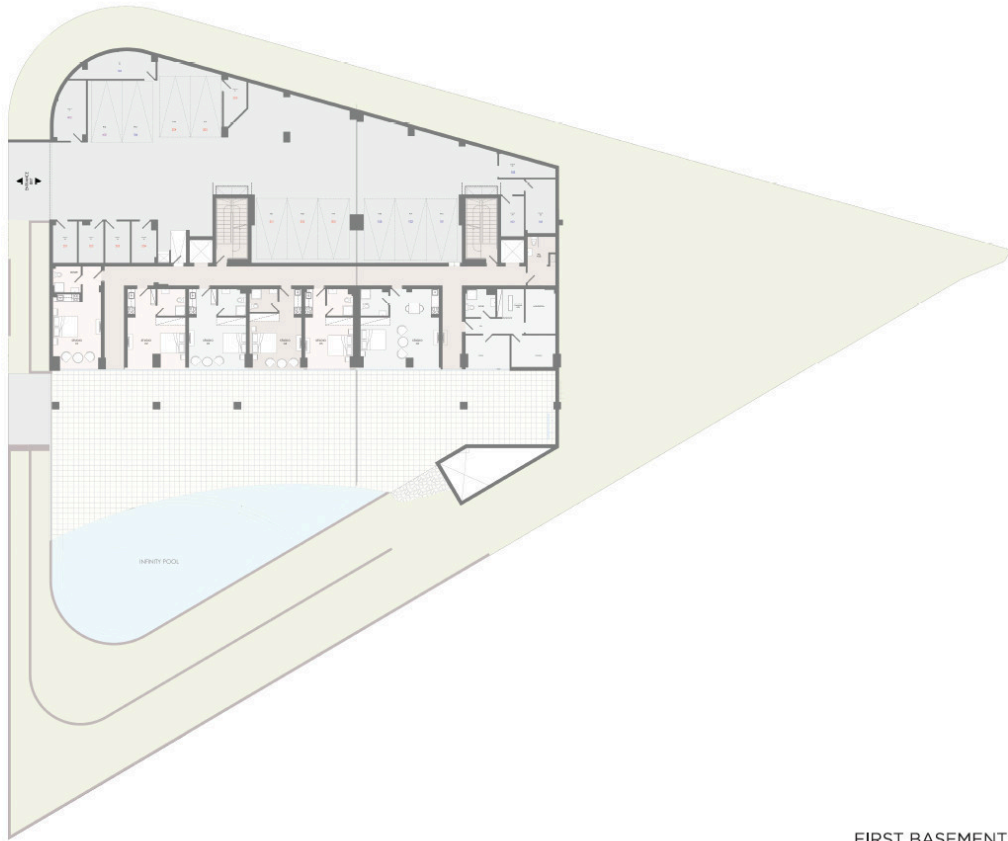
Built to high European construction standards, the apartment is planned with quality, elegance, and long-term comfort in mind.



# Floor plans



SECOND BASEMENT PLAN



FIRST BASEMENT PLAN



# Additional information

## Facilities

Aircondition, Central system

Gated complex

Landscaped garden

Spa

Childrens playground

Gym

Pool, Communal

Elevator

Heating, Underfloor

Sauna

## Features

Alarm system (provision)

Ceramic tiles

Double glazing

Electric car charger (provision)

Investment opportunity

Modern design

Open plan

Shutters, electric

Balcony

City view

Easy access to highway

Entrance gate

Lobby

Near amenities

Quiet area

Smart home automation

Bright

Door screen

Easy access to main roads

High ceilings

Luxury specifications

Near bus route


Semi-solid parquet flooring

Veranda

## Contact us



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