

For Sale

€460,000 +VAT

Agios Nicolaos, Limassol

Ref: 2657



## 2 Bedroom Apartment In Agios Nicolaos Area

Elegant Living in Agios Nikolaos – Exclusive 9-Apartment Residence  
Located in the heart of Agios Nikolaos, this boutique residential development offers a sophisticated urban lifestyle with all essential amenities—supermarkets, restaurants, and schools—just steps away.

Comprising only 9 thoughtfully designed apartments, this project ensures privacy and exclusivity. The top-floor residences feature expansive roof gardens, providing stunning views and additional outdoor living space.

Designed by one of Cyprus' most renowned designers, each apartment boasts modern aesthetics, high-quality materials, and functional layouts, creating a perfect balance of elegance and comfort.

With a delivery timeline of just 16 months, this development presents an excellent opportunity for both homeowners and investors seeking a premium residence in a prime location.

### Main Features

Property Type: **Apartment**  
Property Subtype: **Standard Apartment**  
Construction Stage: **Under Construction**  
Floor Number: **2**  
Bedrooms: **2**  
Bathrooms: **2**  
Kitchen Type: **Open Plan**  
Floors Building: **3**  
Construction Year: **2026**  
Corner Plot: **Yes**

### Property Details

Internal Area: **77m<sup>2</sup>**  
Covered Verandas: **20m<sup>2</sup>**  
Covered Area: **97m<sup>2</sup>**  
Uncovered Area: **16m<sup>2</sup>**  
Total Area: **97m<sup>2</sup>**