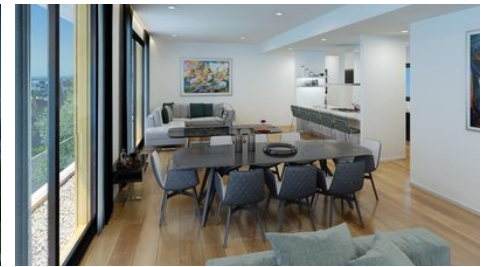


## Limassol New 2BD Penthouse Sale - Germasogeia/Columbia

📍 Limassol, Germasogeia

#1035





<b>Price</b>	€367,000 +VAT	<b>Type</b>	Apartment
<b>Bedrooms</b>	2	<b>Bathrooms</b>	2
<b>Covered</b>	98 m <sup>2</sup>	<b>Basement</b>	10 m <sup>2</sup>
<b>Roof garden</b>	45 m <sup>2</sup>	<b>Covered veranda</b>	28 m <sup>2</sup>
<b>Uncovered veranda</b>	80 m <sup>2</sup>	<b>Covered parking</b>	15 m <sup>2</sup>
<b>Year of Construction</b>	2021	<b>Status</b>	Under construction
<b>Energy efficiency rating</b>	A	<b>Floor</b>	Penthouse / 1
<b>Area</b>	Limassol, Germasogeia		

## Description

ON BEHALF OF E.K EXECUTIVES ESTATE AGENTS LTD - RN:483 LN:237/E

We are very excited to introduce this unique, contemporary new living space in the very popular area of Germasogeia / Columbia!

These new two bedroom penthouses have been designed solely with the client's needs in mind; private roof garden and private pool, larger than average living spaces, spacious balconies with future extension options, smart interior design, light filled spaces with floor to ceiling windows throughout, extra separate studio apartments included for each apartment for domestic help/office/playroom and all with stunning town and sea/mountain views.

This exquisitely designed building of only six apartments stands out from the masses for its location, architectural appearance, structure and functionality. The basement area has allocated studios for each apartment with kitchenette, bathroom, living space and small balcony plus store rooms.

The ground level has an elegant entrance area to the building with a welcoming seating/waiting space and all the covered parking lots.

Each penthouse has two bedrooms with a master en-suite bathroom, a main bathroom, open plan kitchen and living area. Total covered areas for each is approximately 140m2 plus the roof garden, pool and additional uncovered verandas.

The location is perfectly central to all areas of Limassol; near a shopping district, schools, the highway, business centres and a few minutes drive to the sea front.

Completion date - December 2021



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## Facilities

Aircondition, Provision	Heating, Provision
Parking, Covered	Pool, Private
Elevator	Storage
Gated complex	Maid's room
Outdoor shower	Solar water heater

## Features

Bath	Shower
Sound insulation	Thermal insulation
Easy access to main roads	Easy access to highway
Combined kitchen and dining area	Balcony
Fitted wardrobes	Entrance gate, automated
Handicap Accessible	Pressurized water system
Investment opportunity	City view
Open plan	Alarm system, Provision
Double glazing	Quiet Area
CCTV	Rental Potential
En suite Shower	Luxury specifications
Modern design	Panoramic view
Near bus route	Near amenities
Roof Garden	

## Distances

<b>Amenities</b>	500 m	<b>Airport</b>	65 km
<b>Sea</b>	3 km	<b>Public Transport</b>	1 km
<b>Schools</b>	2 km	<b>Resort</b>	5 km

## Floor plans

