



## 3 Bedroom Modern Apartment - Agia Fyla, Limassol



### Agenten-Info

Name:	Thekla Papouri
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Name der Firma:	Elegant Cyprus Properties
Land:	Zypern
Erfahrung seit:	2000
Art der Dienstleistung:	Immobilien verkaufen
Spezialgebiete:	Buyer's Agent, Listing Agent, Umzug, Zwangsvollstreckung, Short-Sale-Immobilien, Beratung, Andere
Art der Immobilie:	Wohnungen, Häuser, Gewerbeimmobilien, Grundstück, Landwirtschaft, Mobil/Vorgefertigt, Andere
Telefon:	+357 (999) 730-34
Sprachen:	English, Greek
Webseite:	<a href="https://elegantcyprusproperties.com">https://elegantcyprusproperties.com</a>

### Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 1,138,023.88

### Standort

Land:	Zypern
Staat/Region/Provinz:	Limassol
Stadt:	Limassol
Veröffentlicht:	03.06.2026
Beschreibung:	

This stylish three bedroom apartment is ideally situated in Agia Fyla, Limassol, one of the city's most desirable residential areas. Agia Fyla is known for its elevated position, offering a peaceful yet convenient lifestyle with excellent access to Limassol's vibrant city centre, beaches, schools, and shopping amenities. The neighbourhood combines modern living with tranquil surroundings, making it highly sought-after for both families and professionals.



Set in a brand-new, exclusive development, the property forms part of a unique community comprising 26 apartments, 1 villa, and 10 private studios. The studios are available for sale exclusively to owners within the development, ensuring a tight-knit, private community. Spread across five floors, this apartment is located on the first floor and benefits from an elevated position that offers panoramic views of the sea and the Limassol skyline.

Upon entry, you are welcomed into a bright, open-plan living, dining, and kitchen area, seamlessly connecting to a covered veranda through large patio doors. The apartment features two bedrooms, with the master bedroom boasting an ensuite shower, while the second bedroom is served by a modern family bathroom. A guest toilet is available for convenience. Additional conveniences include a private covered parking space and a storage room.

Residents of the complex enjoy an array of premium facilities, including an outdoor infinity pool, fully equipped gym, spa area, kids' play zone, and beautifully designed Mediterranean landscaped gardens, offering a resort-style lifestyle in the heart of Limassol.

### **Property Features:**

- High ceilings of 3 meters
- Panoramic double glazed windows with aluminium frame
- High quality ceramic tiles in bathrooms and selected areas
- Semi solid parquet flooring throughout the living spaces and bedrooms
- Underfloor heating
- Colour videophone system
- Automated lighting and electric curtains



- Provision for security system
- Basic configuration of a smart home system included
- VRV for all rooms

## **Development Features:**

- Reception Area
- Outdoor infinity pool
- Gym with panoramic sea views
- Spa Area (Sauna, Hammam, Massage room)
- Kids Play zone
- Mediterranean landscaped garden featuring lemon, olive and orange trees
- Two level underground parking areas
- Guest Parking



- Provision for the installation of Electric Vehicle charging units
- 2 Elevators
- Security Camera System

### **Distances:**

- 20 minutes' drive to My Mall Limassol
- 20 minutes' drive to Limassol Marina
- 15 minutes' drive to Limassol Hospital

### **Allgemein**

Schlafzimmer:	3
Badezimmer:	2
Fertige m <sup>2</sup> :	149 m <sup>2</sup>

### **Versorgungsdetails**

Heizung:	Ja
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### **Gebäudedetails**

Gebäude-Ausstattung:	Elevator
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### **Mietbedingungen**

Verfügbar ab:

### **Kontaktinformation**

IMLIX ID:	IX8.542.129
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<https://www.imlix.com/de/>

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