

#67198

# LUXURY PROJECT IN AGIOS ANDREAS FOR SALE

 Agios Andreas, Nicosia

**€309,000** +VAT



# Overview

## Specifications

Bedrooms

 2

Bathrooms

 2

Covered

 83 m<sup>2</sup>

|                      |                    |
|----------------------|--------------------|
| Type                 | Apartment          |
| Toilets              | 2                  |
| Covered veranda      | 18 m <sup>2</sup>  |
| Status               | Under construction |
| Year of construction | 2027               |

|                          |                                                                                       |
|--------------------------|---------------------------------------------------------------------------------------|
| Furnished                | Unfurnished                                                                           |
| Structure                | Concrete                                                                              |
| Facade                   | Concrete                                                                              |
| Energy efficiency rating |  A |

## Description

A modern and spacious two-bedroom, two-bathroom apartment currently under construction in the sought-after area of Agios Andreas, LOCATED NEXT TO GREEN AREA. With an internal space of 83 m<sup>2</sup>, this ground floor residence is comfortable and well-designed.

This apartment features energy efficiency class A and underfloor heating, ensuring comfort and sustainability all year round. Enjoy stunning city views from the property, and benefit from a contemporary layout suited to modern living.

Agios Andreas is known for its peaceful atmosphere and excellent location. Residents enjoy being close to all major amenities, including shops, cafes, schools, and public services, as well as having easy access to city attractions and business centers. The area blends convenience with a pleasant neighborhood environment, making it ideal for families and professionals alike.

Expected to be completed in 2027, this apartment presents an excellent opportunity for those seeking a new home or a smart investment. Contact MPA Property today for more information or to arrange a viewing.



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# Additional information

## Facilities

Aircondition, Split system

Parking, Covered

Storage

Elevator

Solar photovoltaic panels

Heating, Underfloor

Solar water heater

## Features

Bathroom underfloor heating

Combined kitchen and dining area

Elevated

Fitted wardrobes

Luxury specifications

Next to green area

Shutters, electric

Bright

Double glazing

En suite shower

Granite flooring

Near amenities

Pressurized water system

Veranda

City view

Easy access to main roads

Energy efficient doors/windows

Heart of city center

Near bus route

Rental potential



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