RightHome

AV104

Aquaview Residences-AV104

Larnaca, Larnaca

€540,000 +VAT












RightHome

This e-mail and any attachments contained herein are privileged and confidential, intended only for the use of the recipient(s). If you are not the intended recipient of this email, you are hereby notified that any dissemination, disclosure, copying or use of information contained in this e-mail is strictly prohibited. If

Overview

Specifications

Bedrooms	Covered
2	75 m²

Type	**Apartment**	Status	**Completed**
Showers	**2**	Year of construction	**2025**
Covered veranda	**19 m²**	Energy efficiency rating	**A+**
Roof garden	**19 m²**		

Description

Aqua View — Elevated Coastal Living

Perched on the 4th and top floor of an exclusive boutique development comprising just four apartments—one per floor—the Aqua View Penthouse represents the pinnacle of refined coastal living in Larnaca. Ideally located just 100 meters from the Mediterranean and in close proximity to the prestigious Land of Tomorrow development, it offers privacy, exclusivity, and uninterrupted sea views.

This exceptional 2-bedroom, 2-bathroom residence (including one en-suite) enjoys panoramic sea views from all rooms, creating a constant sense of openness and connection to the coastline. Designed with elegance and comfort in mind, the interiors feature suspended ceilings with concealed air conditioning, ensuring a clean architectural aesthetic and year-round climate efficiency.

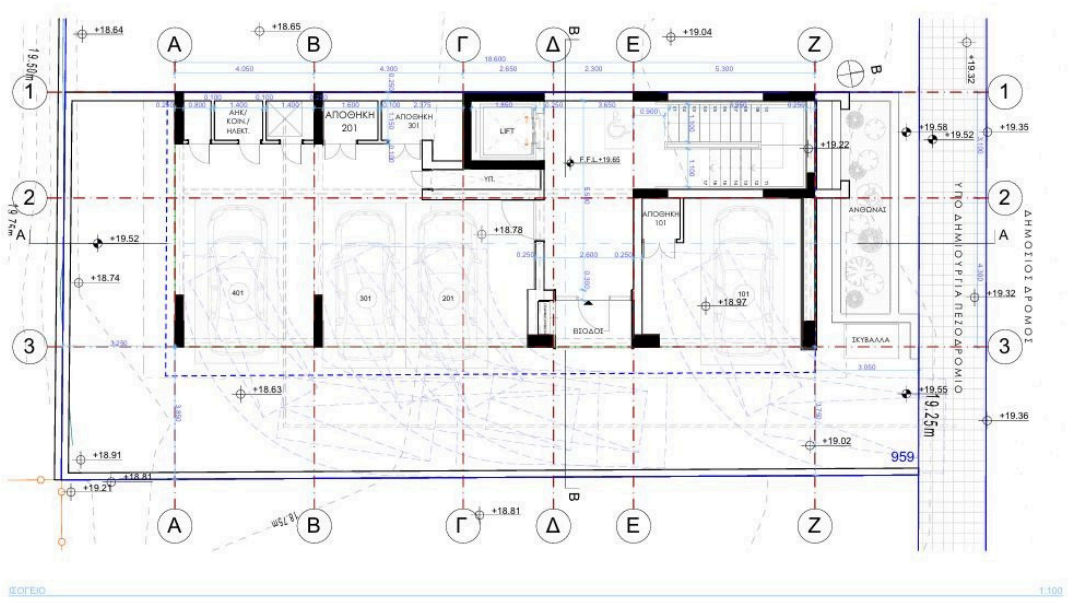
The property is finished to the highest standards, featuring a bespoke Italian kitchen and custom Italian wardrobes, combining contemporary design with superior craftsmanship. It also includes provisions for photovoltaic solar panels, supporting modern, energy-efficient living.

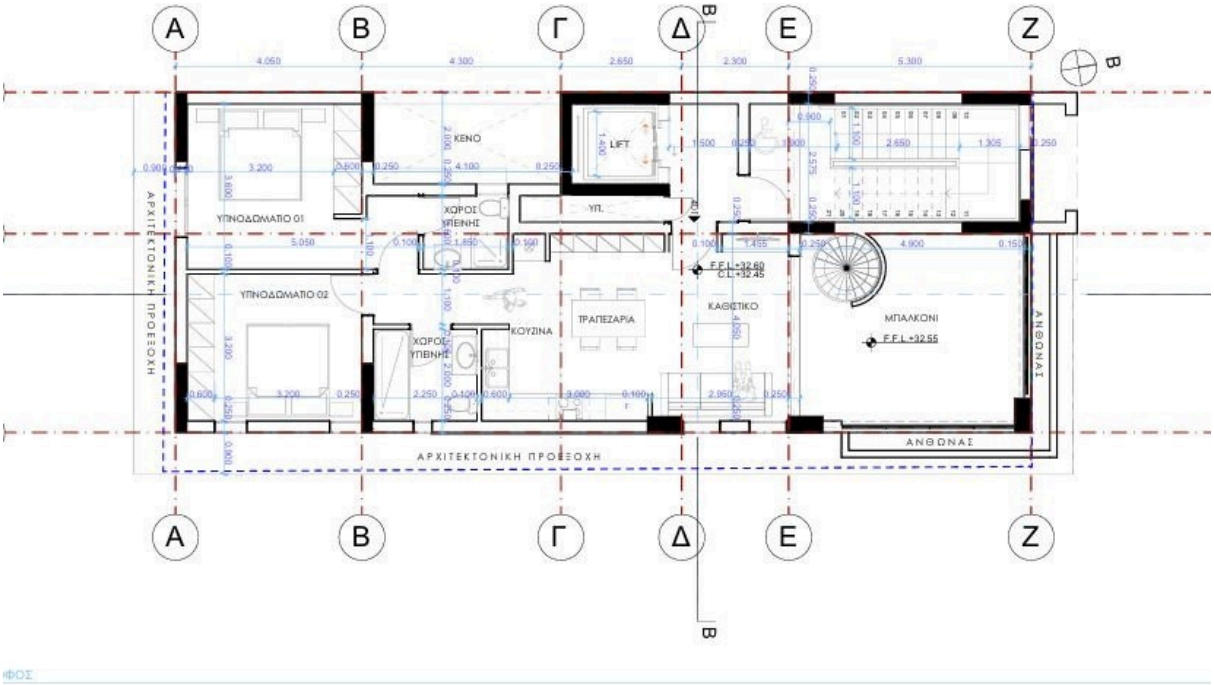
A defining feature of the residence is the private 19m² roof garden with a built-in barbecue area, offering a thoughtfully designed outdoor retreat ideal for dining, entertaining, or simply enjoying the Mediterranean sunsets in complete privacy.

With only four residences in the entire project and a full-floor penthouse position, this is a rare opportunity to

This e-mail and any attachments contained herein are privileged and confidential, intended only for the use of the recipient(s). If you are not the intended recipient of this email, you are hereby notified that any dissemination, disclosure, copying or use of information contained in this e-mail is strictly prohibited. If

Floor plans





RightHome

This e-mail and any attachments contained herein are privileged and confidential, intended only for the use of the recipient(s). If you are not the intended recipient of this email, you are hereby notified that any dissemination, disclosure, copying or use of information contained in this e-mail is strictly prohibited. If

Additional information

Facilities

Aircondition, Central system
Elevator
Parking, Covered
Solar photovoltaic panels
Solar water heater

Features

Central TV system
Ceramic tiles
Combined kitchen and dining area
Connected to electric mains
Double glazing
Easy access to highway
Easy access to main roads
En suite shower
Energy efficient doors/windows
Entrance gate
Fitted wardrobes
Garbage disposal
Granite countertops
Guest WC
High ceilings
Investment opportunity
Luxury specifications
Modern design
Municipal water/sewage
Near amenities
Near bus route
Panoramic view
Rental potential
Roof garden
Sea view
Thermal insulation
Tile flooring

Distances

Amenities
100 m

Airport
15 km

Sea
100 m

Public transport
100 m

Schools
3 km

This e-mail and any attachments contained herein are privileged and confidential, intended only for the use of the recipient(s). If you are not the intended recipient of this email, you are hereby notified that any dissemination, disclosure, copying or use of information contained in this e-mail is strictly prohibited. If