

P201

# Phoenix Residences-P201

 Livadia, Larnaca

**€245,000 +VAT**





# Overview

## Specifications

Bedrooms	Bathrooms	Covered
 2	 2	 75 m <sup>2</sup>
Type	<b>Apartment</b>	
Covered veranda	<b>19 m<sup>2</sup></b>	
Garden	<b>52 m<sup>2</sup></b>	
Status	<b>Off plan</b>	
Year of construction	<b>2024</b>	
Energy efficiency rating	 A	

## Description

Welcome to our unique project PHOENIX RESIDENCES in Livadia! Nestled in a serene and picturesque location, our development offers a unique blend of comfort, style, and modern living.

Comprising a total of eight meticulously designed apartments, our project features four exquisite one-bedroom apartments and four spacious two-bedroom apartments, two of which boast charming roof gardens, perfect for enjoying panoramic views and alfresco relaxation.

Each apartment has been thoughtfully crafted to prioritize functionality and elegance, ensuring a harmonious living experience for our residents. From the moment you step inside, you'll be greeted by a seamless fusion of contemporary design and premium finishes, creating an inviting ambiance that you'll be proud to call home.

Our project also boasts convenient amenities, including secure parking facilities, storage room for every apartment and landscaped communal areas, enhancing the overall lifestyle experience for our residents.

Located in the vibrant community of Livadia, residents will enjoy easy access to a plethora of amenities, including shopping centers, schools, restaurants, and recreational facilities, ensuring that every convenience is within reach.

Whether you're seeking a cozy one-bedroom retreat or a spacious two-bedroom sanctuary with a rooftop oasis, our project in Livadia offers the perfect blend of comfort, convenience, and luxury living.



# Additional information

## Facilities

Aircondition, Provision	Elevator	Gated complex
Parking, Covered	Solar photovoltaic panels (provision)	Solar water heater
Storage		

## Features

Alarm system (provision)	Balcony	CCTV (provision)
Central TV system	Ceramic tiles	Combined kitchen and dining area
Connected to electric mains	Country view	Double glazing
Easy access to highway	Easy access to main roads	En suite shower
Entrance gate	Fitted wardrobes	Garbage disposal
Granite countertops	High ceilings	Luxury specifications
Modern design	Near amenities	Near bus route
Open plan	Quiet area	Rental potential
Sound insulation	Thermal insulation	Tile flooring

## Distances

Amenities	Airport	Sea
 200 m	 19 km	 3 km
Public transport	Schools	
 200 m	 100 m	

