



Reference 15991

## Luxury 2-Bedroom Seafront Apartment for Rent in Amathunta Area

**€8,500** /month

Pareklisia - Tourist Area, Pareklissia, Limassol

2 Bedrooms

2 Bathrooms

92 m<sup>2</sup> Covered

### Description

Stunning luxury 2-bedroom apartment located on the 8th floor of an exclusive seafront residence in the prestigious Amathounta area, offering panoramic sea views, premium finishes and access to world-class amenities.

#### Apartment Details:

- 2 Bedrooms
- 2 W/C
- Internal area: 92 m<sup>2</sup>
- Covered verandas: 38 m<sup>2</sup>
- Floor: 8th
- Fully furnished with designer furniture
- Floor-to-ceiling windows
- Marble flooring in living areas
- Parquet flooring in bedrooms
- Underfloor heating

Covered veranda	38 m <sup>2</sup>
Parking spaces	1
Energy efficiency rating	A+
Year of construction	2022
Status	Key ready



- VRV air-conditioning system
- Smart home system
- Fully equipped kitchen with high-end appliances
- Storage room
- Covered parking
- Panoramic sea view

#### Facilities & Amenities:

- Reception and concierge services
- 24/7 security and CCTV
- Outdoor swimming pool
- Indoor heated pool and spa
- Fully equipped gym
- Tennis court
- Landscaped gardens
- On-site restaurants and gourmet facilities

#### Location Highlights:

- Prime seafront location in Amathounta
- Direct access to the promenade
- Walking distance to luxury hotels and restaurants
- Close to St. Raphael Marina
- Easy access to Limassol city center and highway

#### Rental Terms:

- Monthly rent: €8,500 + common expenses
- Deposit: 2 months' rent
- Rent in advance: 1 month
- Minimum rental period: 12 months
- Ready for immediate occupancy



## Facilities

- ✓ Aircondition · Central system
  - ✓ Heating · Underfloor
  - ✓ Parking · Underground
  - ✓ Pool · Communal
  - ✓ Indoor pool · Communal
  - ✓ Elevator
  - ✓ Childrens playground
  - ✓ Gym
  - ✓ Spa
  - ✓ Sauna
  - ✓ Tennis court
  - ✓ Storage
  - ✓ Gated complex
  - ✓ Pergola
  - ✓ Landscaped garden
  - ✓ Outdoor shower
  - ✓ Solar water heater
  - ✓ Clubhouse
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## Features

- ✓ Veranda
  - ✓ Quiet area
  - ✓ Marble flooring
  - ✓ Parquet flooring
  - ✓ CCTV
  - ✓ Luxury specifications
  - ✓ Panoramic view
  - ✓ Sea view
  - ✓ Walking distance to beach
  - ✓ Near bus route
  - ✓ Near amenities
  - ✓ Marble stairs
  - ✓ Kitchen appliances
  - ✓ Alarm system
  - ✓ Double glazing
  - ✓ Open plan
  - ✓ Pressurized water system
  - ✓ Bright
  - ✓ Balcony
  - ✓ Fitted wardrobes
  - ✓ Entrance gate, automated
  - ✓ Floor-to-ceiling windows
  - ✓ Entrance hall
  - ✓ Combined kitchen and dining area
  - ✓ Spacious rooms
  - ✓ High ceilings
  - ✓ 24-hour security
  - ✓ Easy access to main roads
  - ✓ Easy access to highway
  - ✓ Fire detector
  - ✓ Sound insulation
  - ✓ Smart home automation
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## Gallery













