



Reference 2332

## 2+1 Bedroom Maisonette Flat with Roof Garden in Carlsberg/Latsia Area

**€198,000** +VAT

Kalithea / Carlsberg, Nicosia

2 Bedrooms

2 Bathrooms

97 m<sup>2</sup> Covered

### Description

- ◆ 2+1 Bedrooms
- ◆ 2 W/C
- ◆ Internal Area 97m<sup>2</sup>
- ◆ Covered Verandas 17m<sup>2</sup>
- ◆ Roof Garden 18m<sup>2</sup>
- ◆ Energy Efficiency A

This project is composed by 6 apartments of 2 and 3 bedrooms. It is located in one of the most well-known areas in the borders of Kallithea and Latsia in Carlsberg Area.

The building has 2 floors. On the ground floor it has the yard of the 1st floor apartments, parking places and storage area.

Big corridors which lead to the elevator and the stairway.

Spacious areas in all apartments.

Covered veranda	17 m <sup>2</sup>
Roof garden	18 m <sup>2</sup>
Parking spaces	1
Energy efficiency rating	A
Year of Construction	2024
Status	Under construction



## Facilities

- ✓ Aircondition · Split system
  - ✓ Solar water heater
  - ✓ Solar photovoltaic panels, Provision
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## Features

- ✓ Laundry room
  - ✓ Alarm system
  - ✓ Pressurized water system
  - ✓ Connected to electric mains
  - ✓ Municipal water/sewage
  - ✓ Sound insulation
  - ✓ Thermal insulation
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## Gallery





## Floor plans





## 2ος ΟΡΟΦΟΣ



## ΟΡΟΦΗ

