



LIMNOS GARDENS APARTMENT

Universal Kato Paphos

Cyprus



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Cyprus*

2 BEDROOM APARTMENT



The Property

Positioned in the prime location of Kato Paphos, this beautifully presented complex is no more than a few minutes walk away to the beaches and the harbour with its lovely sea front promenade. Residents have the exclusive use of the large communal swimming pool, poolside changing area and private parking.

Offering the highest in specification and finishes, this first floor apartment consists of two spacious double bedrooms with fitted robes, luxury bathroom, Italian styled kitchen and a large open plan living dining area. Additionally, the apartment benefits from covered veranda with ample space for al-fresco dining or simply relaxing in the sun. An excellent investment, holiday home or permanent residence.



TITLE DEEDS AVAILABLE



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2 BEDROOM APARTMENT
Established, beautifully kept complex



Specifications

Total Covered Area - 64.4 Square Meters

Covered Verandas - 6.72 Square Meters

Uncovered Verandas - 2.52 Square Meters

2 Double Bedrooms

Large Balcony

Pool views

Sought after neighbourhood



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Walking distance to all amenities and Paphos Harbour



The Area

Kato Paphos bristles with excellent local and continental restaurants and an array of lively bars and night clubs. With the culmination of many historical and archaeological treasures, myths and legends, it is no wonder this beautiful town appeals to all ages.

Nestled in the South-West corner in probably the most beautiful part of the island and sheltered from the North by the Troodos mountains, Paphos, once the Roman capital of the island, enjoys mild winters and warm, seemingly endless summers. The irrigation system has helped to turn Paphos into the “garden of Cyprus” and it is also renowned as having one of the healthiest climates in the Mediterranean.

Paphos has become the focus of one of the most exciting areas for real estate investment in the eastern Mediterranean. The Government and private enterprise continue to invest heavily in the infrastructure, providing such features as extending the motorway network, extensive improvements to the quaint harbour of Paphos and coastal walkway, a new state-of-the-art marina is planned for around 1000 yachts and upgrading the International Airport into one of the most modern in the Mediterranean basin.



Two Double Bedrooms



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2 BEDROOM APARTMENT Excellent rental potential



Guarantees

Guaranteed title deeds

12 month workmanship guarantee

10 year structural guarantee

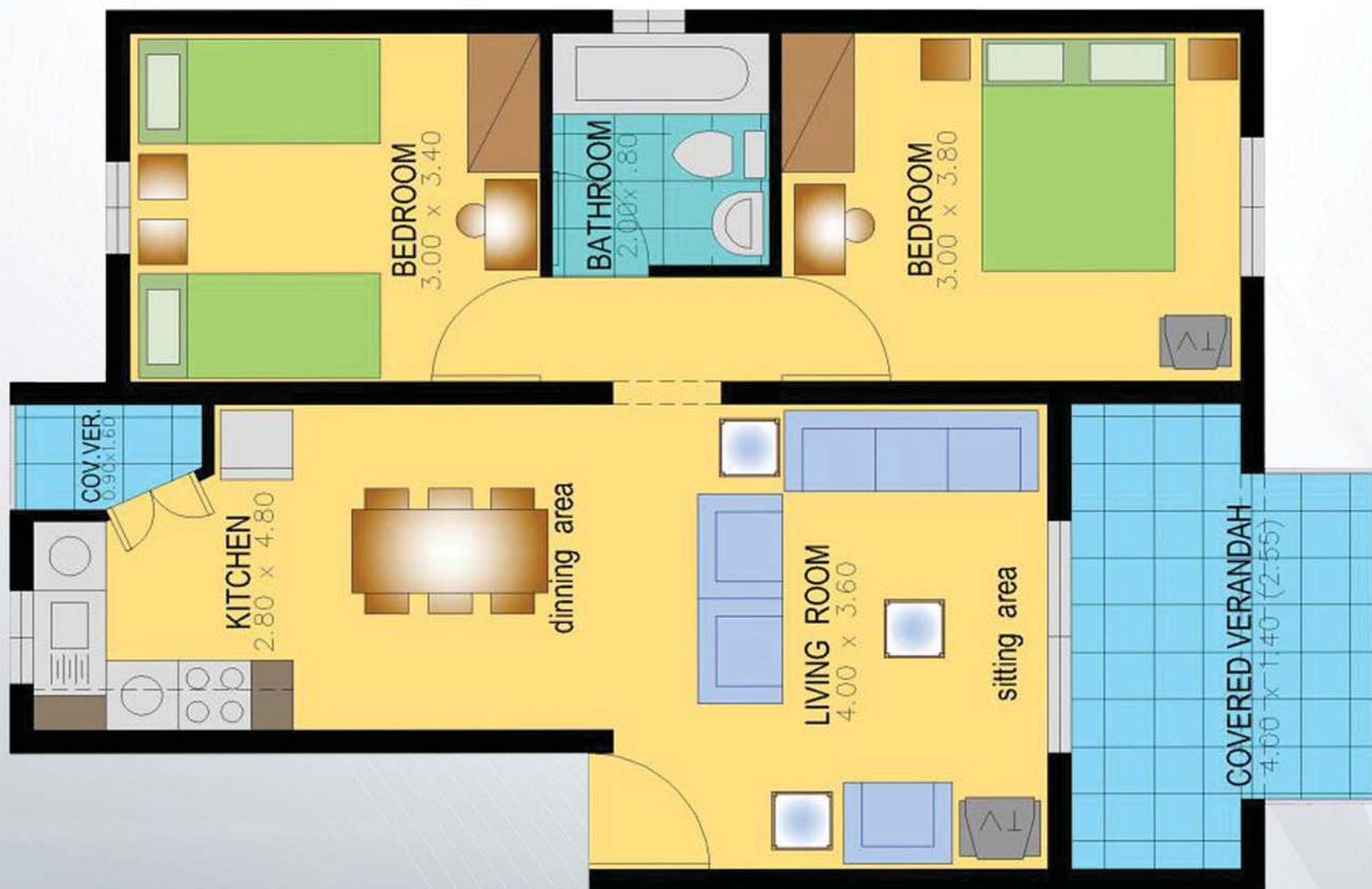
Tailored payment terms

After sales service

No VAT is applicable to this property – saving 19%.

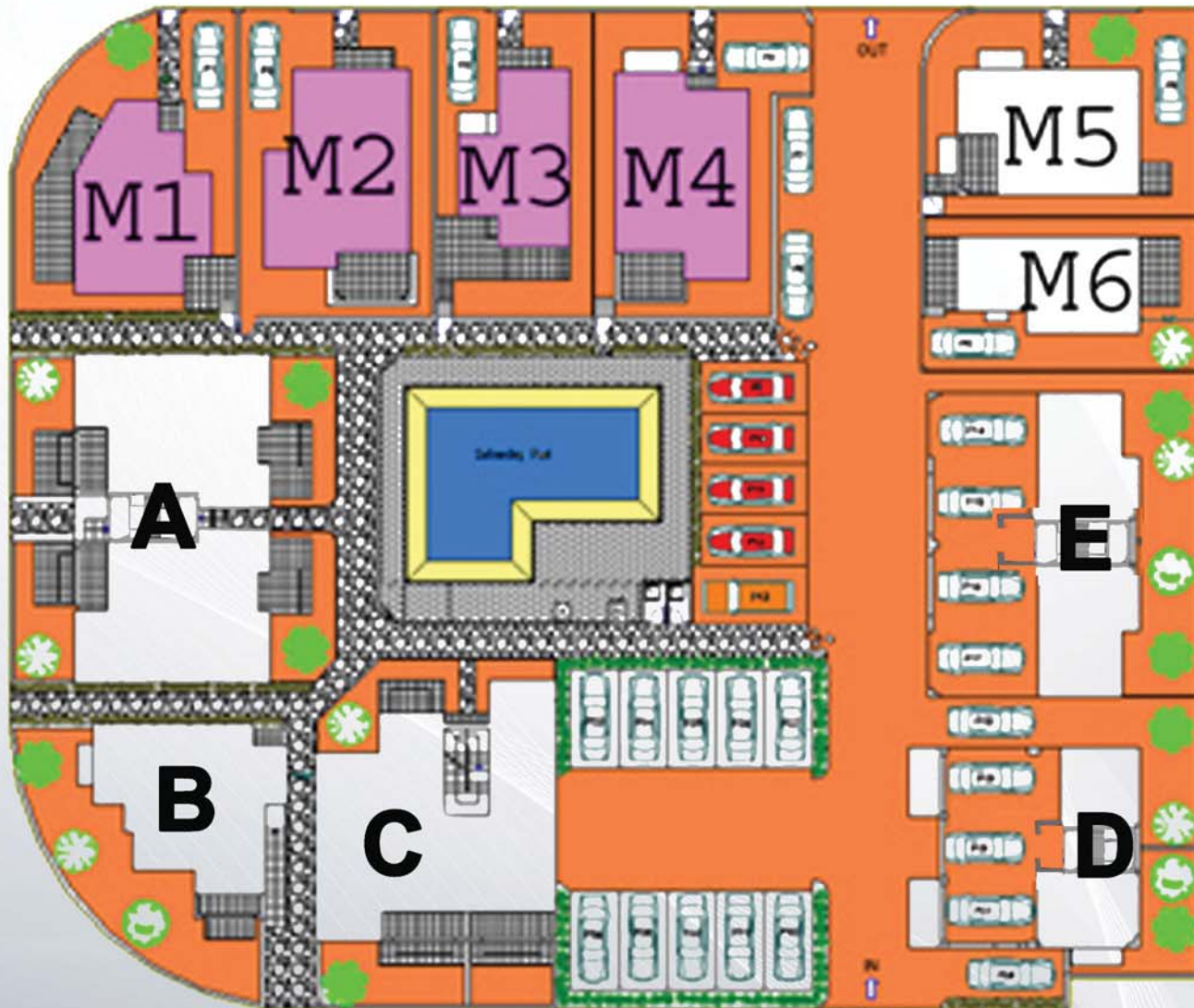


Sought after neighbourhood



FLOOR PLAN

PROPERTY	Apartment 109	
PROJECT	Limnos Gardens	
2 Bed	NOT TO SCALE	Date : Oct 2011



SITE PLAN

PROPERTY	Site Plan	
PROJECT	Limnos Gardens	
	NOT TO SCALE	Date : Oct 2011



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