



## LUXURY Residential Tower next to Larnaka Marina - 5 Year Quarantee

 Larnaka, Larnaka Marina

#3657





## 1. Content

The author reserves the right not to be responsible for the topicality, correctness, completeness or quality of the information

<b>Price</b>	€968,000 +VAT	<b>Type</b>	Apartment
<b>Bedrooms</b>	3	<b>Bathrooms</b>	3
<b>Covered</b>	220 m <sup>2</sup>	<b>Year of Construction</b>	2026
<b>Status</b>	Under construction	<b>Energy efficiency rating</b>	A
<b>Floor</b>	6 / 11	<b>Area</b>	Larnaka, Larnaka Marina

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## Description

The distinctive residential tower that will take pride of place in the city's skyline is next to the Beach. This exquisite residential tower stands above the rest, set in a coveted location adjacent to the Next to the Beach – a multimillion-infrastructure investment project in Cyprus. This Unique Development captures the essence of refined coastal luxury, offering an exclusive collection of nine sky residences for the discerning few.

5 Year Quarantee

Split level residence

High-ceiling living room area

Decorative false ceiling design

Guest W/C

Italian branded kitchen

Floor-to-ceiling windows

Open-plan layout: living room & kitchen area

Ensuite bedrooms with floor-to-ceiling wardrobes

Decorative fireplace

Marble decorative elements

Pool jacuzzi with hydro-jet function

Covered verandas

Smart Home system

Central climate control

Residence entrance lobby

Private storage rooms on the residence level

Underfloor heating provision

180degree marina & port view

Private parking space

### DEVELOPMENT AMENITIES

Energy efficiency rated A

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180degree marina & port view  
Private parking space

Fully equipped gym  
Parking floor with private electric  
vehicle chargers provision  
Entrance reception lobby  
Concierge services  
Nearby: city center, shopping,  
dining, entertaining options, blue  
flagged beaches  
Within new Larnaca Marina's area



**Aristos Aristodemou**  
Manager

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## Facilities

Aircondition, Central system  
Parking, Covered  
Elevator  
Storage  
Solar water heater

Heating, Underfloor  
Indoor pool, Communal, Overflow  
Gym  
Gated complex

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## Features

Smart home  
Thermal insulation  
Easy access to main roads  
Balcony  
Pressurized water system  
Bright  
Guest WC  
Luxury specifications  
Panoramic view  
Sea front  
Near bus route  
Indoor Fireplace

Sound insulation  
Heart of city center  
High ceilings  
Entrance gate  
Investment opportunity  
City view  
Rental Potential  
Modern design  
Sea view  
Walking distance to beach  
Near amenities

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## Distances

**Amenities** 300 m  
**Sea** 300 m  
**Schools** 2 km

**Airport** 9 km  
**Public Transport** 500 m  
**Resort** 500 m

## Floor plans



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