

The logo for Level Residence, featuring the word "Level" in a large, white, sans-serif font inside a white rectangular frame. Below "Level", the word "Residence" is written in a smaller, white, sans-serif font. The entire logo is centered on a semi-transparent white rectangular background.

Level
Residence

A modern living room interior with a light-colored sectional sofa, a round coffee table, and large windows overlooking a city and the sea. The room is dimly lit, with light coming from the windows. The text "Penthouse with panoramic sea view" is overlaid in white on the right side of the image.

Penthouse
with panoramic sea view

1 Level Residence





1
2
3
4

Level Residence

Price: €840,000 + VAT

Floor: Penthouse

Bedrooms: 3

Parkings: 2





1
2
3
4

City: Limassol

Area: Katholiki

Stage: Under construction

Date End: December 2024



1

Details

Indoor area: 134 m²

Covered veranda: 44 m²

Total area: 178 m²

Storage area: 5 m²

Distance to sea: 1000 m

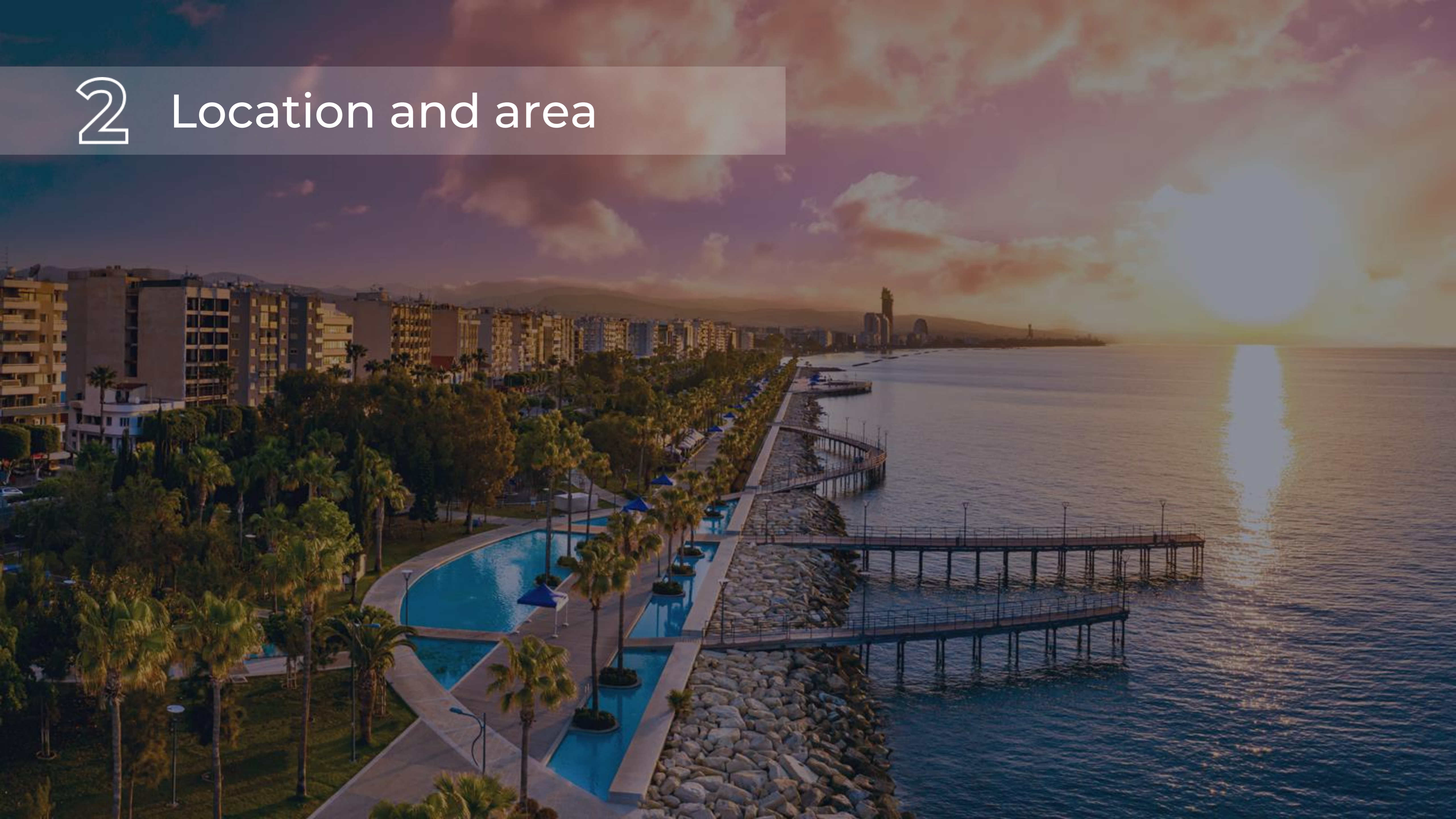
2

3

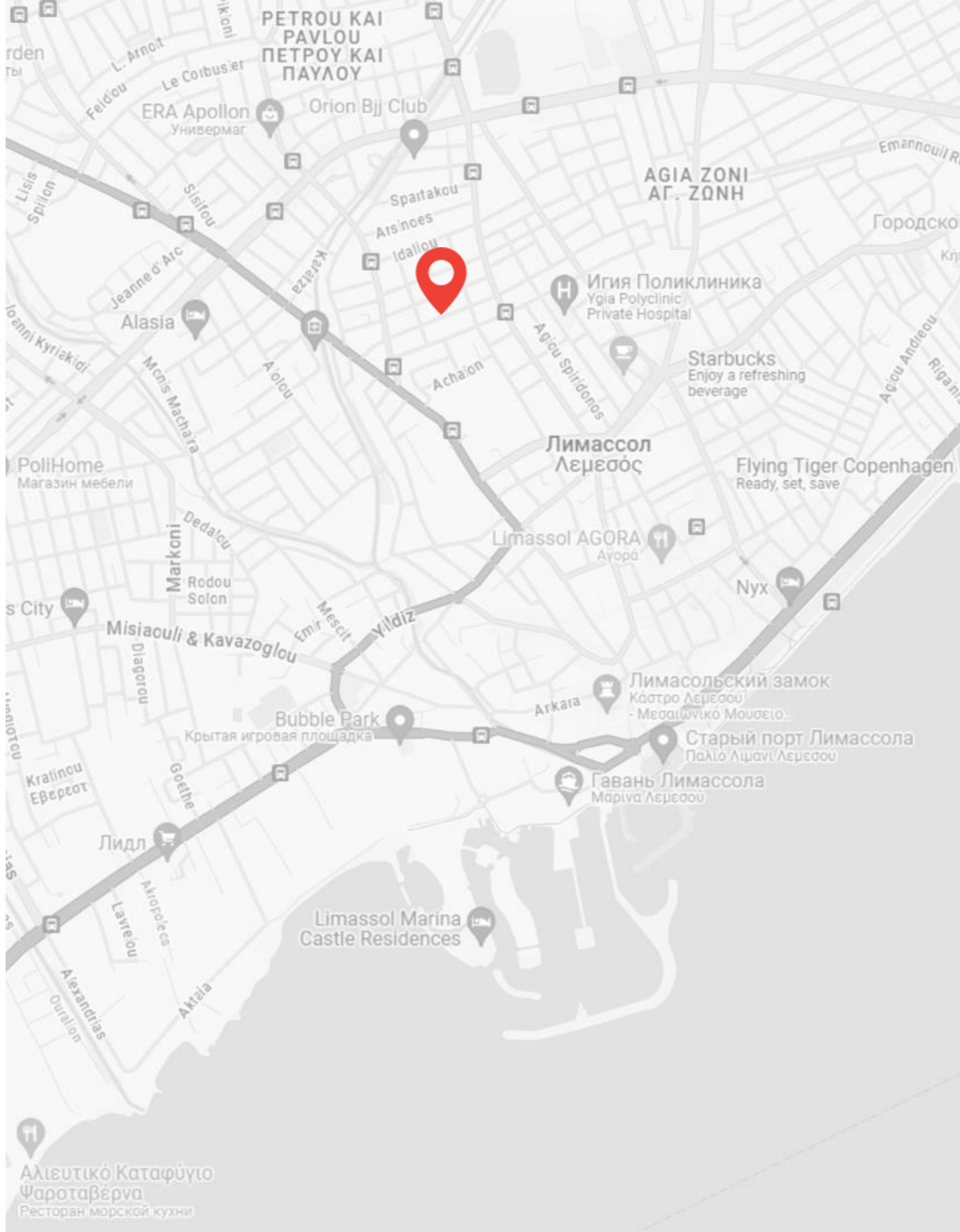
4



2 Location and area



1
2
3
4



Location and area



New residential complex **Level Residence** is located in the popular [Katholiki area in the city center](#) 📍

Katholiki is one of the most comfortable, calm, cozy and prestigious areas of Limassol. Nowhere else are so many advantages of the island concentrated in this place, at the border of the old town and walk distance to seafront.

From here very close to the old town and the beautiful park **Molos**. Within walking distance are shops, restaurants, banks, all kinds of entertainments and beautiful sandy beaches.

Just a seven minutes walk from **Level Residence** will bring you to **Anexartisias street**. This high-end shopping area is literally at your fingertips and is home to many branded boutiques to satisfy the tastes of even the most discerning of shoppers.

1
2
3
4



Location and area



In old town within only five minutes walk you enjoy a vibrant choice of food and drink, with a selection of fabulous wine bars and authentic kitchens. Few of the local favorites are **Bistro 55** with an international cuisine, **Mageirio Tavernaki** with traditional local eatery, Notes Live club which is one of the most famous **Limassol night** music club.

City center living seamlessly combined with beachside fun is what makes **Level Residence** location so incredibly special. Within 12 minutes of steady ambling, passing by the beautiful old town and **Limassol Castle**, you will reach seafront **park Molos**, and walk up to **Limassol Marina**.

3 Design Approach



Design Approach

Upon entering **Level Residence** you will be immediately immersed in the character of the new luxury complex. The classy marble exterior entrance seamlessly flows through to the inside creating an inviting pathway towards your home. The highest quality finishing materials is complemented by the original designer solutions to work in harmony with the scenery and provide you a **'home at last'** feeling after a long day.





Design Approach

The structure of **Level Residence** has been thoughtfully designed to offer nice views for penthouse, whilst overlooking the beautiful Katholiki area and old town. The clean lines of the architecture and large sized windows mean bright rooms where natural sunlight can flood in unhindered.

The penthouse has an uninterrupted sea view.



1
2
3
4

4 Interior specification



Interior specification

Connection of the penthouse with the Photovoltaic System on the rooftop and achieve a nearly **zero consumption energy** bill for the apartment;

VRV system installed on the mechanical area;

Provision for under floor water heating;



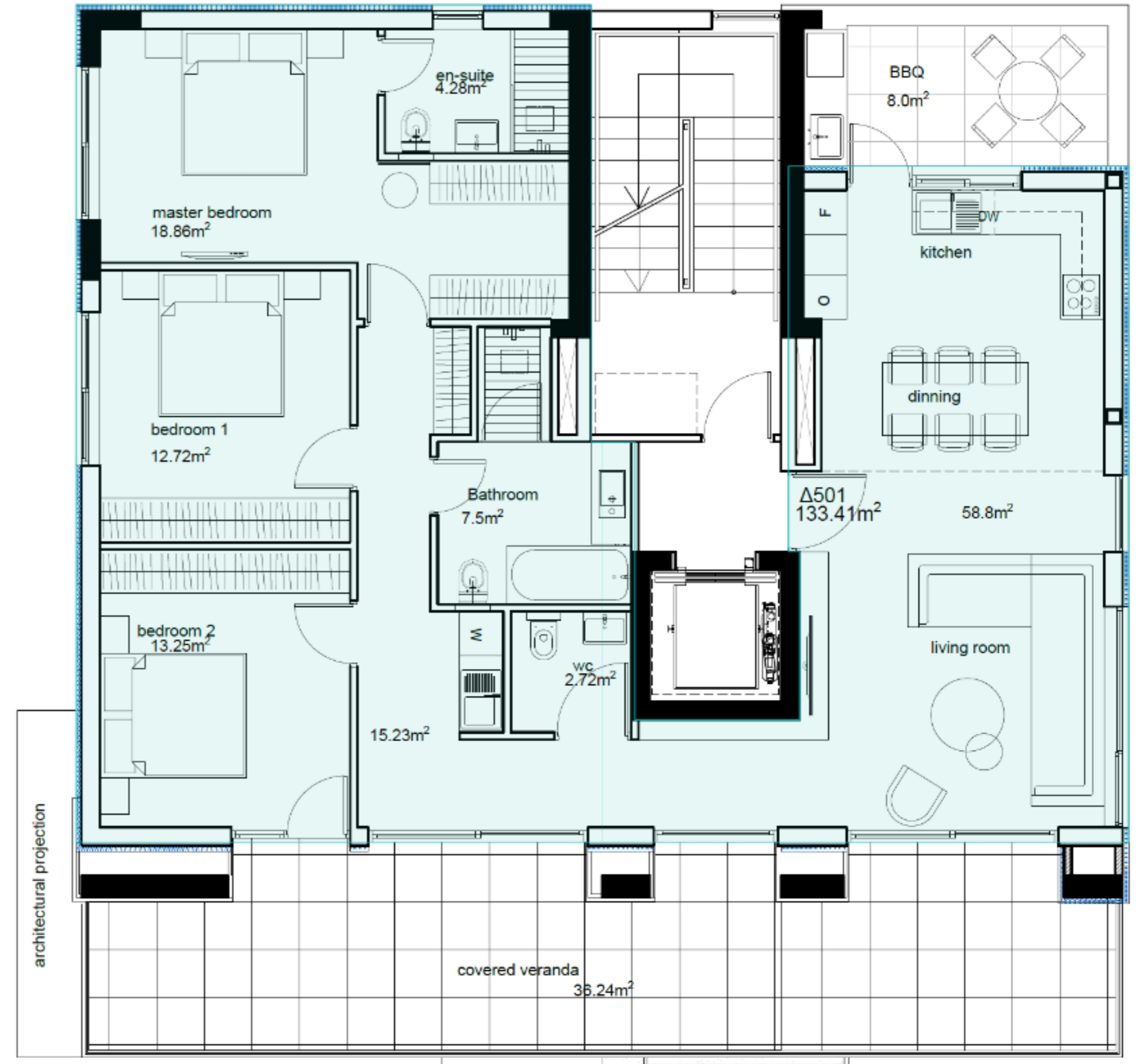
Interior specification

High ceiling – 3 meters;

The bathrooms , living, dining areas
and kitchen have tiles 60 * 120 cm;

Bedrooms have wooden finish laminate;

The terrace has tiles 60 * 120 cm;



1
2
3
4

Interior specification

Aluminum external sliding doors and windows with double low energy glazing;

Sanitary ware and mixer taps are **ROCA** and **GROHE**;

The storage room located in the underground floor of the building will be accessible only directly from the building, using an elevator, and will be more secure against unauthorized access;

Extended **two parking spaces**.



Level
Residence

📍 Arch. Makariou III, 232 Apollo Court,
Office 602 3030, Limassol, Cyprus

📞 +357 25 585 228

✉ info@stemproperty.com.cy