



NETA

NETA  
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# Welcome To NETA Heights

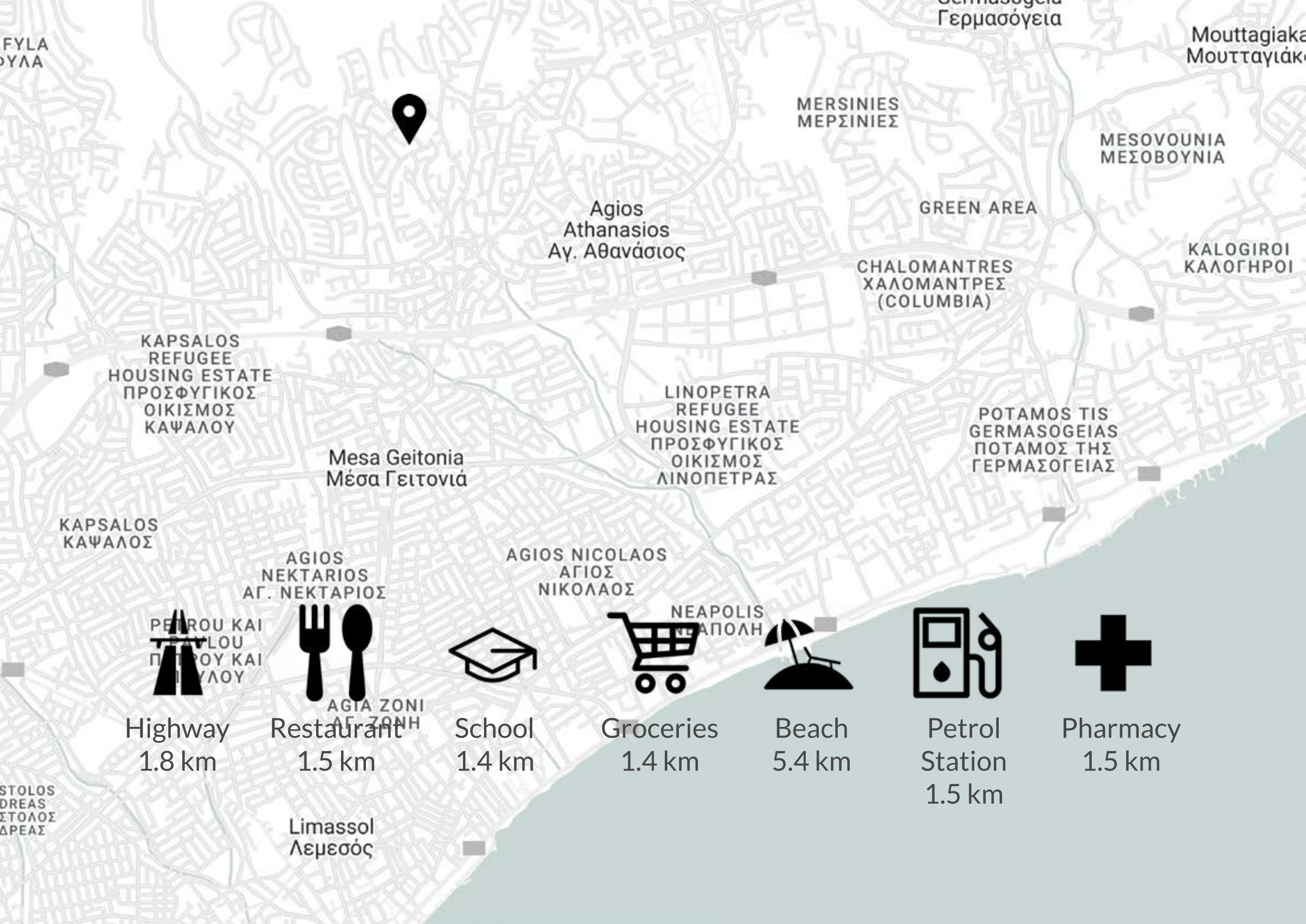
Discover the epitome of luxury living at NETA Heights, a premier residential development nestled in the heart of Agios Athanasios, Limassol. This exclusive building offers three floors of elegant design, featuring six spacious two-bedroom apartments crafted for your comfort and style.

The crown jewels of NETA Heights are the two exquisite penthouses, providing panoramic views and unparalleled sophistication. Each apartment boasts modern amenities and high-end finishes, ensuring a lifestyle of convenience and luxury.

Situated in one of Limassol's most desirable neighborhoods, NETA Heights is more than just a place to live—it's a place to thrive. Welcome to your new home. Welcome to NETA Heights.





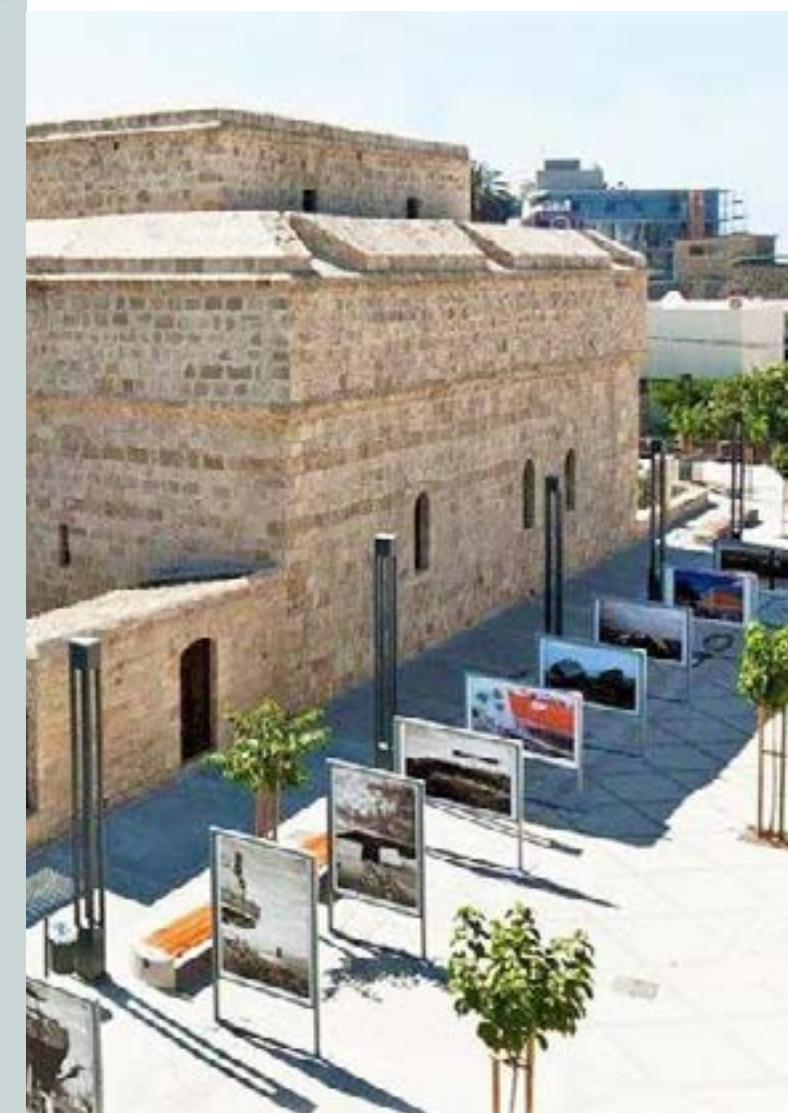


# LOCATION

NETA Heights exceptional location has been carefully chosen to provide you with the perfect blend of modern convenience and natural beauty. You'll enjoy quick and convenient access to Limassol's major attractions and amenities while savoring the peace and privacy of your living environment.

For your everyday needs, a wide array of shops, supermarkets, schools, kindergartens, banks, pharmacies, and restaurants are just a short distance away. And with nearby access to the trans-island highway, you're well-connected to the airports, mountains, Nicosia, Paphos, and Larnaca, all just a brief drive away.

When the desire for excitement strikes, Limassol's vibrant city center is easily accessible. Here, you can relish a cup of coffee, take a refreshing dip in the sea, enjoy a leisurely walk along the coastline, partake in sports and recreational activities, indulge in some shopping, or immerse yourself in the island's finest nightlife experiences.









Step inside NETA Heights and experience interiors that epitomize sophistication and comfort. Each apartment boasts a thoughtfully designed layout, featuring high-end finishes and premium materials that exude elegance. The spacious living areas are bathed in natural light from the large windows, while the contemporary kitchens are equipped with state-of-the-art appliances and stylish fixtures. The bedrooms offer a serene retreat, complete with ample storage and exquisite detailing. Every corner of NETA Heights reflects a commitment to quality and design, ensuring that your home is as beautiful on the inside as it is on the outside.





NETA Heights exemplifies modern architectural brilliance, seamlessly blending urban sophistication with comfort. The design features sleek concrete elements, expansive large windows that flood each apartment with natural light, and spacious balconies perfect for relaxation. These architectural touches not only enhance the building's aesthetic appeal but also create an inviting and comfortable living environment.





Experience the epitome of indoor-outdoor living with our spacious apartment balconies, complete with safety glass, providing a seamless connection to the captivating surroundings.





GROUND FLOOR

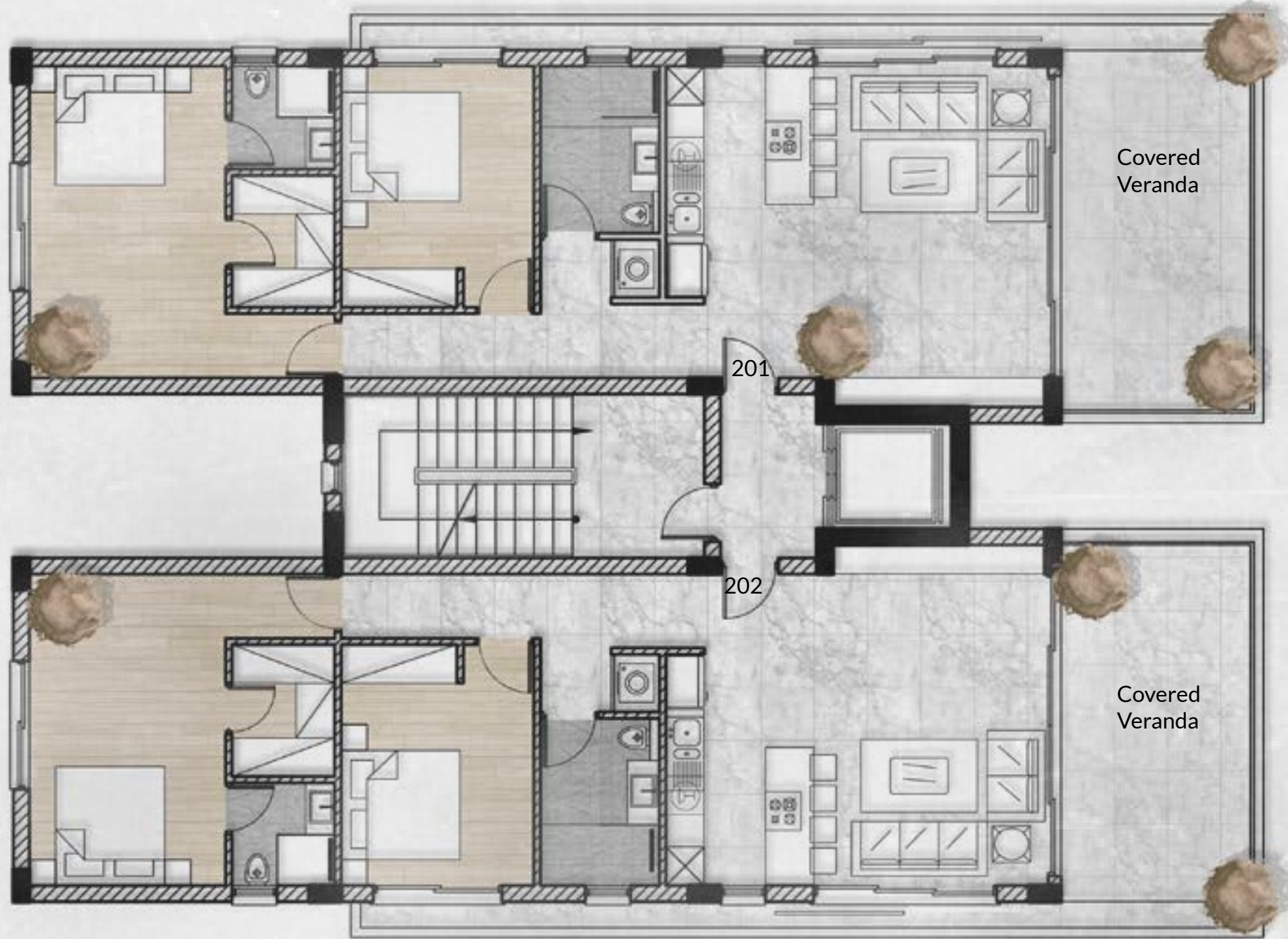


1st FLOOR

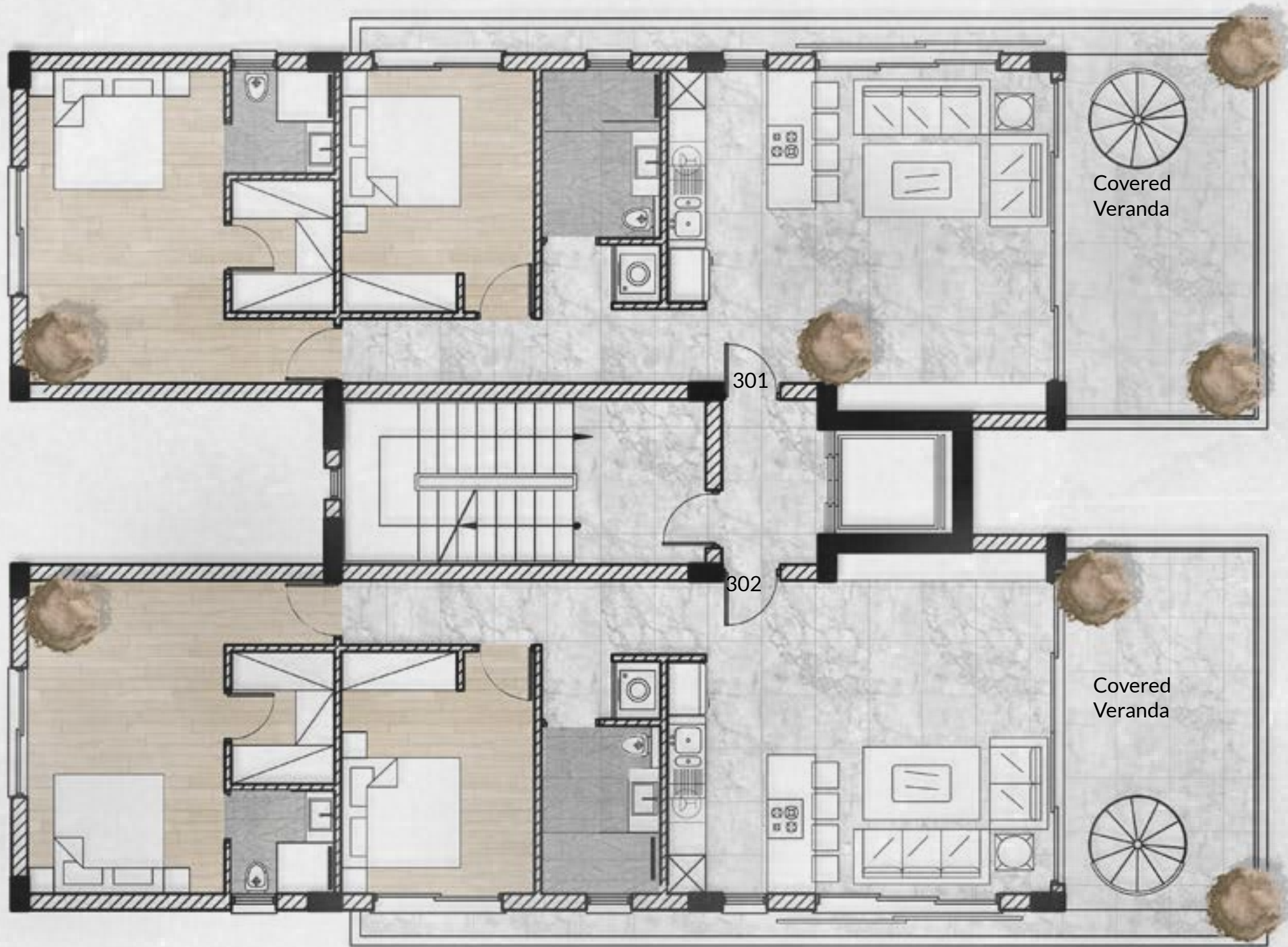




2<sup>nd</sup> FLOOR

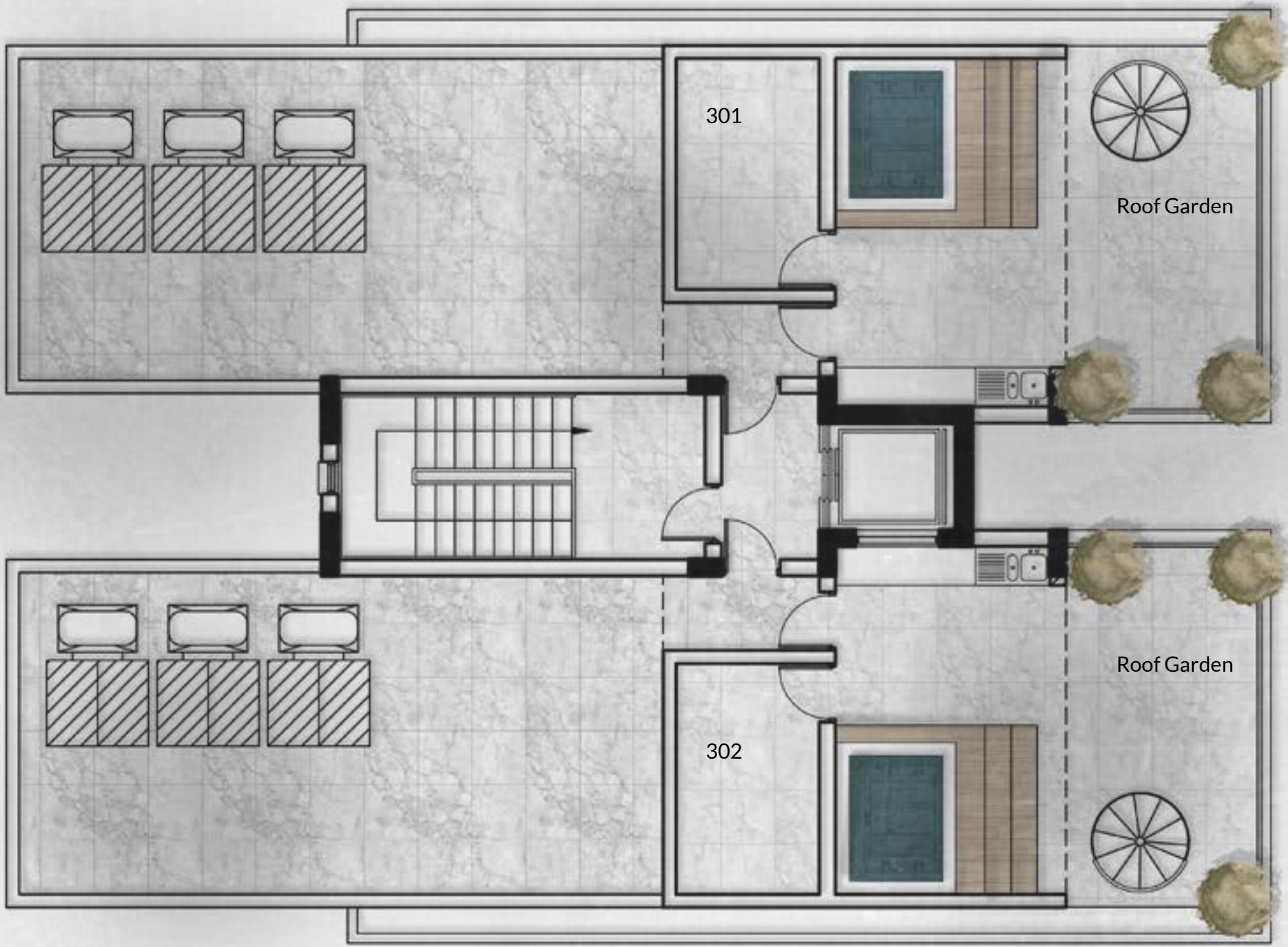


3<sup>rd</sup> FLOOR





ROOF GARDEN



Flat No.	Floors	Bedrooms	Indoor Covered Area m <sup>2</sup>	Covered Verandas m <sup>2</sup>	Uncovered Verandas m <sup>2</sup>	Roof Garden m <sup>2</sup>	Total m <sup>2</sup>
101	1st	2	88.90	16.80	26.95		132.65
102	1st	2	88.90	16.80	15.15		120.85
201	2nd	2	88.90	16.80			105.70
202	2nd	2	88.90	16.80			105.70
301	3rd	2	88.90	16.80		46.65	152.35
302	3rd	2	88.90	16.80		46.65	152.35



# SPECIFICATIONS

## EXTERIOR FINISH COMBINATION

- Decorative Concrete finish
- Two-tone Graffiato coatings

## GENERAL

- Concrete building envelope
- Thermal bricks: external 25cm, internal 10cm

## WALLS AND FLOORS

- Living rooms, dining areas and bathrooms have ceramic tiled floors
- Off-white painted internal walls and ceilings
- Laminate floors in bedrooms

## KITCHEN

- Built-in kitchen furniture
- Soft-close doors, Gola system, laminated chipboard
- Synthetic quartz worktop and splash back
- 120x60cm ceramic floor tiles

## DOORS & JOINERY FINISHES

- Fire-resistant entrance door with security locking system.
- Off white laminated internal doors
- Matt Black door fittings and magnetic stays
- Double-glazed aluminium balcony doors with thermal insulation
- Bespoke built-in bedroom wardrobes, LDSP and Dark Blue finish

## BATHROOMS

- Ceramic two-colour floor and wall tiles
- White porcelain sanitary ware
- Contemporary chrome fittings and mixers from European brands

## AIR CONDITIONING AND HEATING

- Provision for split units to all rooms
- Energy-efficient solar panels
- Supplementary electric heating for hot water

## ENERGY EFFICIENCY, ELECTRICS

- Photovoltaic system
- Photovoltaic system reduces general-purpose costs
- Class A energy efficiency structures
- White wall sockets and switches
- LED downlights in all rooms

## SECURITY

- High security locking systems for entrance doors
- Video phone system in all apartments

## TERRACES AND OPEN SPACES

- Safety glass balcony balustrades with aluminium stanchions

## STORAGE

- Combined wardrobe for washing / drying machine
- Convenient store rooms on the ground floor for each apartment

## PARKING

- One parking space for each apartment

This brochure and the information contained in it does not form part of any contract, and while reasonable effort has been made, we cannot guarantee the final specifications will accurately match the content on this brochure. The apartments and building designs and layouts are indicative only and may change. The specification of the residences is the anticipated specification as at the date this brochure was prepared but may be subject to change in accordance with architectural and engineering alterations. Computer generated images and photos are indicative only. All sales remain subject to contract. Harmony is a marketing name only. Neither the agents nor any person in their employment has any authority to make or give any representation, warranty or guarantee in respect of or in relation to the development.

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