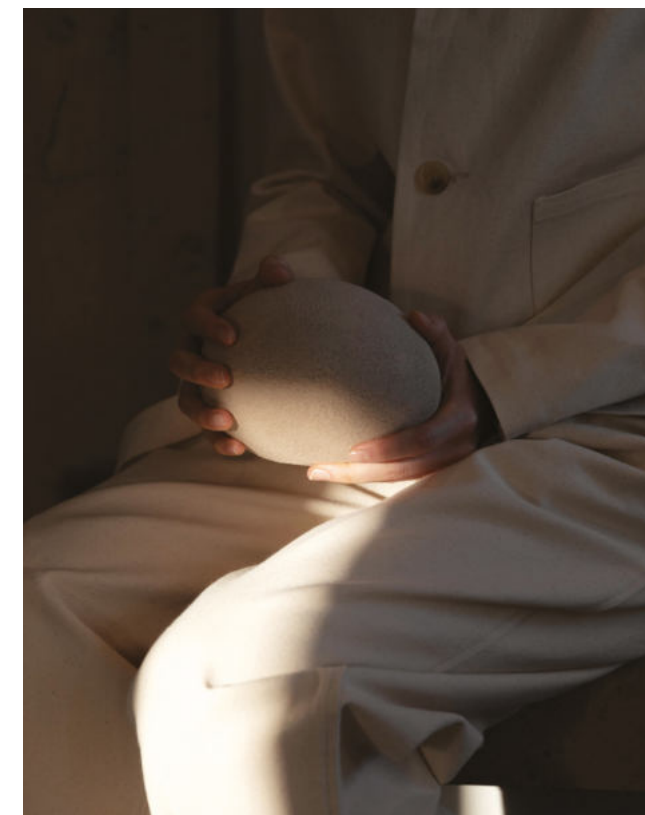
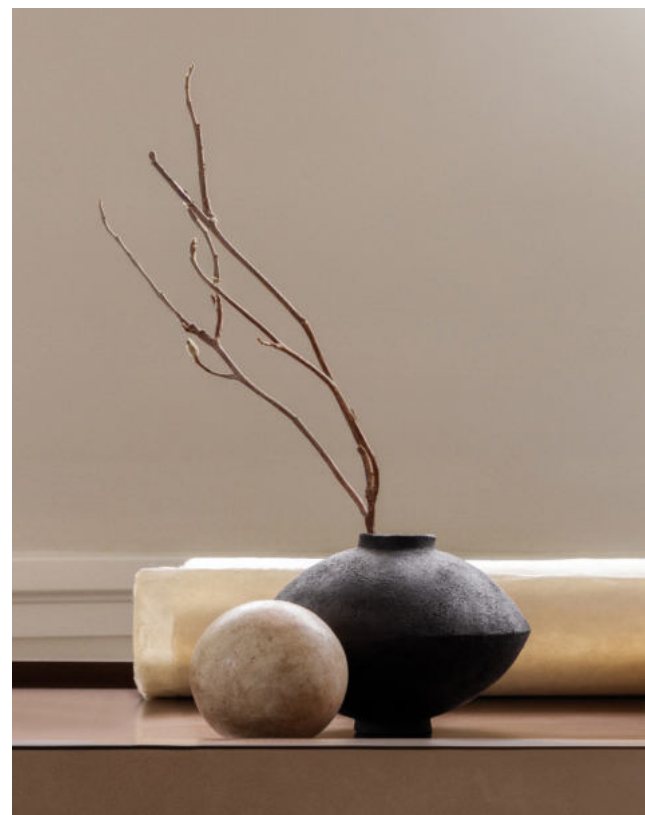


# ΕΔΕΜ

## RESIDENCE

7 Kikeronos St., Platy Aglantzias, Nicosia







EDeM  
RESIDENCE  
GREEN PROPERTIES

EDeM  
RESIDENCE



# ΕΔΕΜ RESIDENCE



7 Kikeronos St.

## Platy Aglantzias

In one of the most beautiful areas of Nicosia, with quick access to the city centre and the highway, GREEN Properties Land Developers proposes an ideal two-storey building consisting of four A energy-efficient luxury apartments.

The apartments have spacious interiors, spacious bedrooms, and large main and auxiliary verandas for excellent functionality.

GREEN Properties Land Developers offers you energy-efficient, modern buildings, delivering the highest quality and design for a comfortable and quality life.

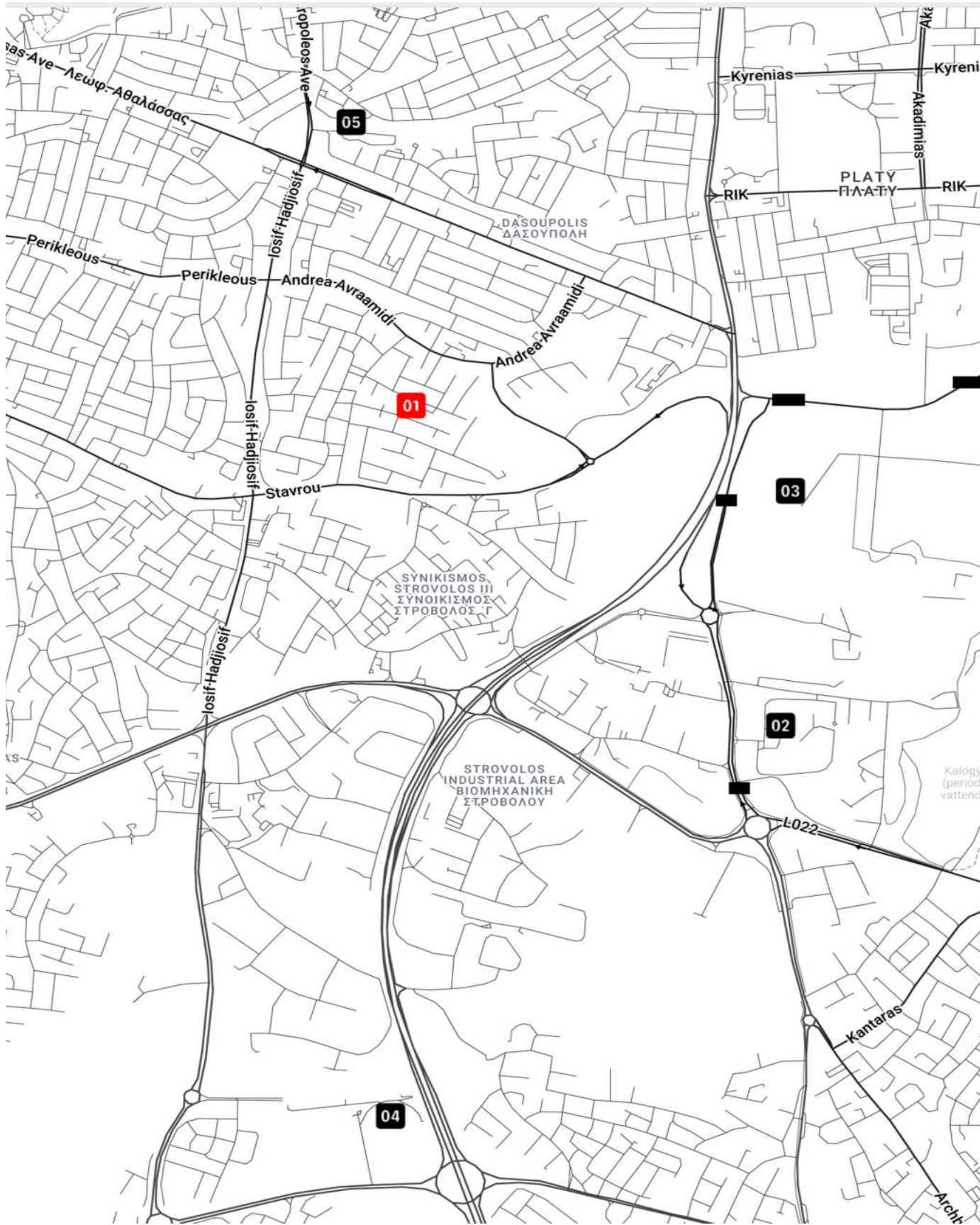
Apartment Dimension	• 93 m <sup>2</sup> -151 m <sup>2</sup>
Bedrooms	• 2 - 3



Project

# Features

- Large terraces
- Large Energy Efficient windows
- Security door with perimeter locking mechanism
- Unobstructed view
- Air conditioners installed in bedrooms and living room, energy efficiency A+++
- Underfloor heating with LG heat pump
- Solar Water Heater
- NET METERING photovoltaic system installed for each apartment
- Free interior design service by interior designer
- Energy class A certificate
- Thermal insulation – Thermal facade to minimise energy loss
- Italian kitchen and kitchen cabinets
- Excellent quality ceramics and sanitary ware from established European factories
- 2 Covered parking spaces for each apartment with provision for car charging in each space
- Storage room for every apartment
- Plot adjacent to two green spaces



Project

# Location

The residence located in Platy Aglantzias, Nicosia, Cyprus, offers residents easy access to the area's natural beauty. Just minutes away from the University of Cyprus and the beautiful urban forest Alsos Akadimias, it is ideal for families seeking a comfortable and high-quality lifestyle.

A  
R  
E  
A

- 01. | Your home (7 Kikeronos St.)
- 02. | Nicosia General Hospital
- 03. | Government Office
- 04. | GSP Stadium
- 05. | Acropolis Park





# Architecture

The architecture of the building features a contemporary two-storey design with a focus on spaciousness and functionality. The sleek façade combines modern materials with clean lines, while the well-designed interiors include large bedrooms and expansive verandas, offering seamless indoor-outdoor living.

Minimal

# Design

Minimalist design is about prioritizing the essential: natural light, environmental consciousness, timeless aesthetics, reliability and long term functionality.



Timeless

# Aesthetics

Timeless aesthetics is about subtle lines, adaptability, and outlasting trends. Design stripped to its core function, realized using limited materials, neutral colors, simple forms, and avoiding extravagances to achieve a pure form of elegance.



# Living Room

EDEM Project

Our living room combines comfort and style in a bright, airy space. Featuring modern elements, high-quality materials, and an open design, it's perfect for relaxing and entertaining. Natural light and contemporary decor enhance the welcoming atmosphere, making it a great place to unwind or host friends and family.

\*Some features included in the renders are upgraded



# Bedroom

EDEM Project

Experience peace and luxury in your bedroom! Designed for comfort and relaxation, our bedrooms feature high-quality materials.

The quiet, cozy space invites you to enjoy restful sleep and tranquility, creating a perfect retreat from the everyday hustle. It's your personal haven for relaxation and rejuvenation.

\*Some features included in the renders are upgraded



EDEM Project

# 1st Floor

1st Floor	Internal Area	Floor	Bedrooms	Bathrooms	Storage Room	Parking Spaces	Extras
102 Apartment	151sqm	1	3	3	1	1	





EDEM Project

# 2nd Floor

2nd Floor	Internal Area	Floor	Bedrooms	Bathrooms	Storage Room	Parking Spaces	Extras
202 Apartment	55sqm	2	3	3	1	1	

# GREEN Properties

Land Developers

GREEN Properties Land Developers is a privately owned and fully integrated real estate company based in Cyprus with offices also based in Athens, Thessaloniki and Crete. Making use of its extensive experience in real estate development, acquisitions, investments and constructions, the company oversees a portfolio of energy-efficient, modern buildings while delivering maximum quality and excellent design for a comfortable and happy life.

Our “GREEN” identity is present from the first stage of construction, responsibly using natural building materials, aiming to drastically reduce the environmental footprint through the adoption of energy efficient and renewable energy technologies.



## Green Identity

The green philosophy that our company follows, can be found in all our projects.

Energy efficiency is improved, by taking advantage of all property orientations for natural light and installing a photovoltaic system with net metering for shared power.

Additionally, the installation of 10cm thick thermal façade throughout the property’s outer shell and the use of energy-efficient aluminum frames contribute to reducing energy loss and minimizing the environmental footprint.



# ΕΔΕΜ RESIDENCE



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