



glow





bbf:

Limassol

Limassol is the business capital of Cyprus, known for its dynamic economy, thriving international community, and fast-growing real estate sector.

Set along the island's southern coast, it seamlessly combines cosmopolitan city life with resort-style living, offering beautiful beaches, vibrant nightlife, and a year-round Mediterranean climate. Rich in history and culture, Limassol is also home to museums, art festivals, and archaeological sites, making it a truly multifaceted destination for both residents and investors.





Nicosia , 60 min

Nicosia
Λευκωσία

Trodos mountains, 40 min

Paphos airport, 45 min

Larnaka airport, 40 min

: glow

Marina, 10 min

Tourist area
with 5* hotels, 7 min

Lady's mile beach, 20 min

Cyprus

Akama
National
Forest Park
Εθνικό Δασικό
Πάρκο Ακάμα

Paphos Forest
Δάσος Πάφου

Limassol Salt Lake
Αλυκή Λεμεσού

Larnaca Bay
Κόλπος Λαρνακας

Yeni Erenköy
Αιγιαλούσα
Yeşilköy
Αγ. Ανδρόνικος
Ziyamet
Λεωνάρισο

Mehmetcik
Γαλάτεια

Bafra
Βοκολίδα

Kalecik
Γαστριά

Karlıca
Δαυλός

Tatlısu
Ακανθού

Αγιος
Αμβροσιος
Κερυνειας

Girne
Κερύνεια

Alsancak
Καραβάς

Karşıyaka
Βασιλεία

Koruçam
Κορμακίτης

Sadrazamköy
Λιβέρα

Akdeniz
Αγια Ειρηνη
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Paşaköy
Άσκεια

Değirmenlik
Κυθρέα

Nicosia
Λευκωσία

Strovolos
Στρόβολος

Latsia
Λατσαία

Kokkinotrimithia
Κοκκινότριμιθιά

Astromeritis
Αστρομερίτης

Lefke
Λεύκα

Enrychou
Ευρύχου

Kakopetria
Κακοπετριά

Trodos mountains, 40 min

Pano Panagia
Πάνω Παναγιά

Pano Platres
Πάνω Πλάτρες

Omados
Όμοδος

Kathikas
Κάθικας

Peyia
Πέγεια

Paphos
Πάφος

Timi
Τιμή

Kouklia
Κούκλια
Πάφου

Pissouri
Πισσούρι

Anogyra
Ανώγυρα

Ypsonas
Υψωνας

Limassol
Λεμεσός

Marina, 10 min

Germasogeia
Γερμασόγεια

Pyrgos
Πύργος

Tourist area
with 5* hotels, 7 min

Zygi
Ζύγι

Kalavasos
Καλαβασός

Mazotos
Μαζωτός

Kofinou
Κοφίνου

Pano Lefkara
Πάνω Λεύκα

Lythrodontas
Λυθροδόντας

Cyprus
Κύπρος

Athienou
Αθηνένου

Dali
Δάλι

Pyla
Πύλα

Oroklini
Ορόκλινη

Aradippou
Αραδίππου

Larnaca
Λάρνακα

Dromolaxia
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Κίτι

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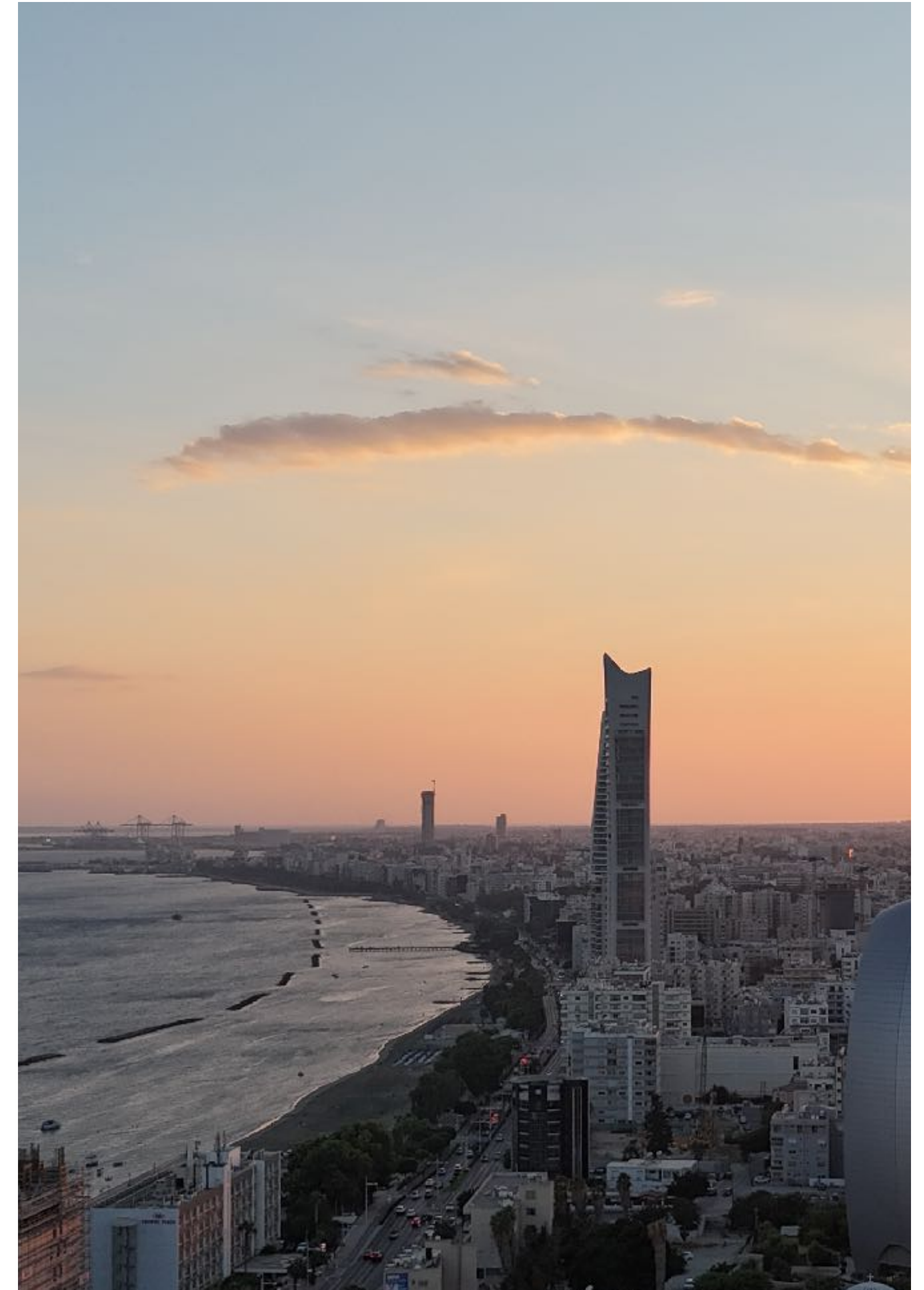
Neapolis

Agios Athanasios is a prime residential area in Limassol, offering a perfect balance between urban convenience and a quiet lifestyle. It is ideal for those who want everything within reach while staying in a well-established neighborhood.

key features of the area:

- **ultimate accessibility:** Located just minutes away from the city's main business hubs, the charming Old Town, and the Limassol coastline.
- **everything at your doorstep:** The area is packed with essential infrastructure, including large supermarkets, pharmacies, banks, and a variety of retail shops.
- **strategic connection:** Situated right next to the city center with immediate access to the highway, ensuring easy travel across Limassol and to other cities.

because of its central location and proximity to all essential amenities, the lower part of Agios Athanasios is one of the most practical and sought-after areas for both living and property investment.





↑
Agios Athanasios
Αγ. Αθανάσιος

Private school, 5 min

○ Trodos mountains, 40 min

○ Larnaka airport, 40 min

○ Private schools, 15 min

ΕΚΑΛΗ
ΕΚΑΛΗ

Mesa Geitonia
Μέσα Γειτονιά

: glow

○ Tourist area
with 5* hotels, 5 min

○ Paphos airport, 45 min

ΚΑΡΣΑΛΟΣ
ΚΑΨΑΛΟΣ

○ Cafe and restaurants, 5 min

Supermarket, 2 min

ΑΓ. ΓΕΩΡΓΙΟΣ
ΑΓ. ΓΕΩΡΓΙΟΣ

○ Business center, 5 min

○ Dasoudi beach, 2 min

ΑΓΙΟΣ ΝΙΚΟΛΑΟΣ
ΑΓΙΟΣ
ΝΙΚΟΛΑΟΣ

Limassol
Λεμεσός

○ Old town, 8min

○ Casino resort, 20 min

○ Limassol Marina, 10 min

ΑΓ. ΑΝΤΩΝΙΟΣ

Akrotiri Bay
Κόλπος Ακρωτηρίου



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bbf:

: glow

experience refined contemporary living with :glow, a modern residential development located in the prestigious area of Agios Athanasios, Limassol.

positioned in one of the city's most desirable neighbourhoods, the project offers the perfect balance between privacy, comfort, and direct access to key destinations.



unit mix **1-3 bdrm**

swimming pools, co-working, gym, sauna, kids room

covered parking

lobby in each block

bbf:

project highlights:



prime Agios Athanasios location: ideally situated below the highway, offering quick access to Limassol's business hubs, the Old Town, and essential infrastructure like schools and supermarkets.

elegance specifications: high-end interiors featuring 3.10m ceiling heights, parquet flooring, marble-finished bathrooms, and underfloor central heating.

comprehensive amenities: residents have exclusive access to a common swimming pools, a fully-equipped gym and saunas, a modern co-working space, and a dedicated kids' room.

essential infrastructure: every apartment includes private indoor parking and a dedicated storage room, with additional parking spaces available for visitors and disabled access.





private schools, 10 min

block B

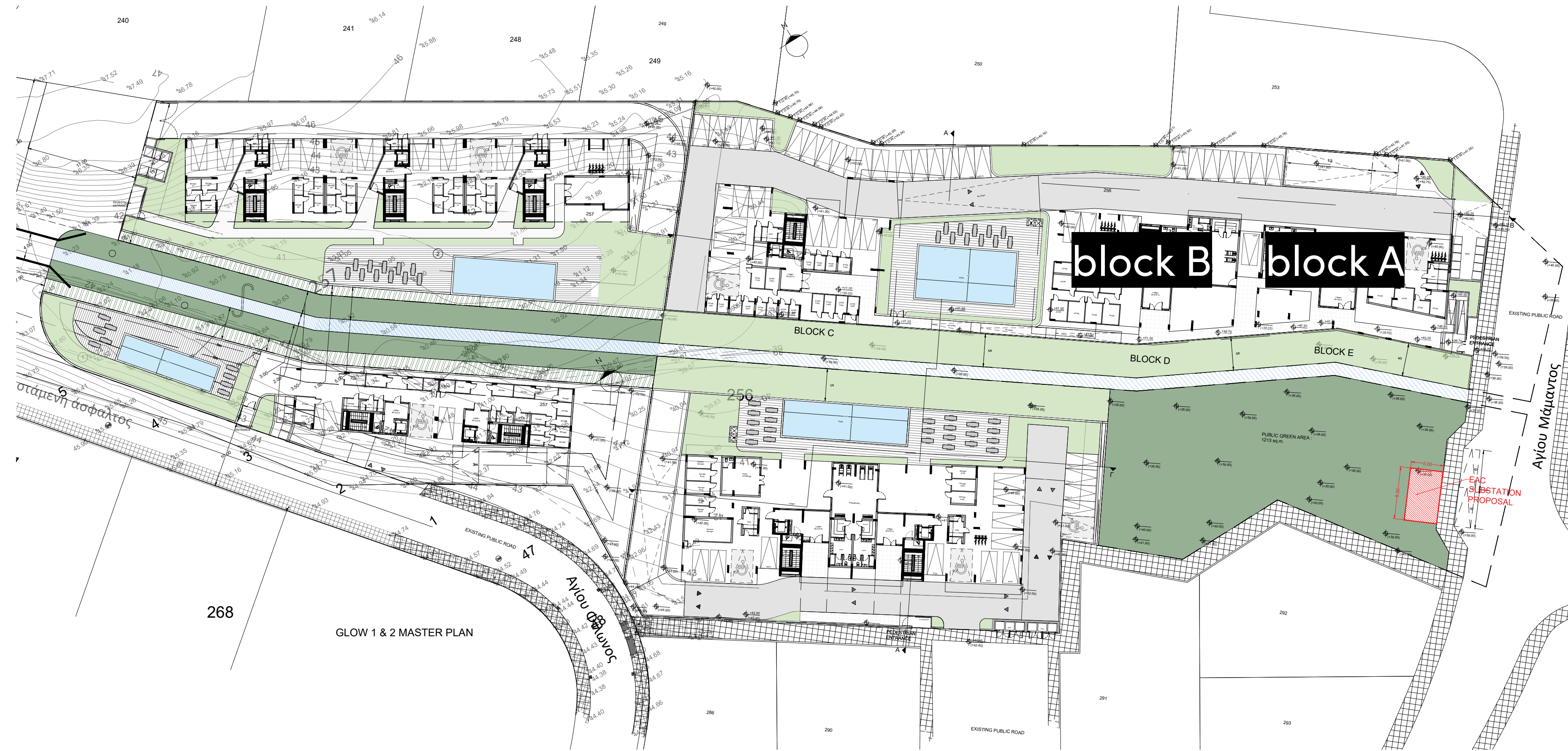
block A

tourist area, 7 min

city center, 5 min

sea, 2 min

bbf: masterplan



bbf:

area list| block A

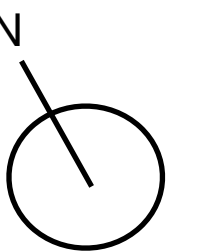
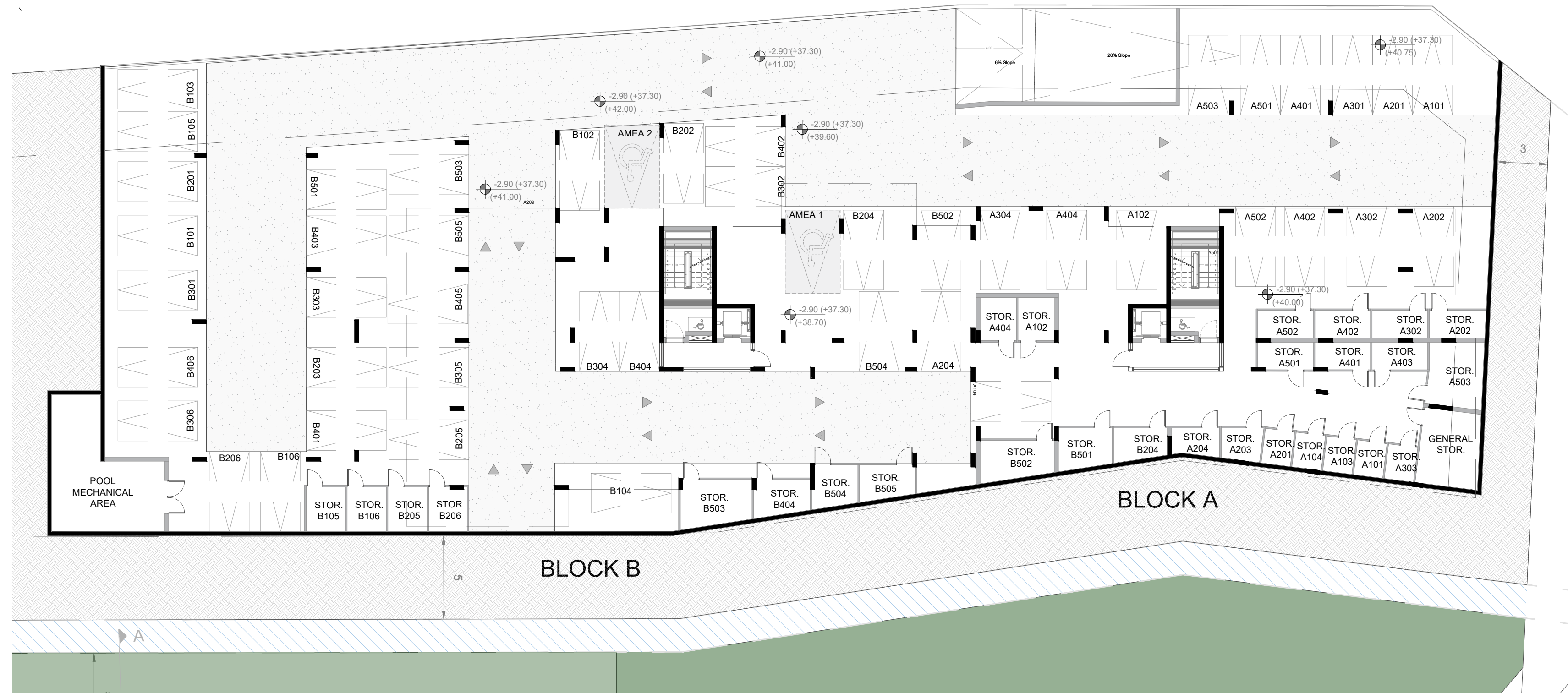
	UNIT NO	PROPERTY TYPE or USE	NO OF BED-ROOMS	NO OF BATH-ROOMS	NO OF PARK SPACES	% OF COMMON AREA PER	Private Interior (Gross area)	Covered Veranda	Sellable Area	Storage	Common area per unit	TOTAL AREA
1st	A101	Apartment	2	2	1	6%	92.10	19.80	111.90	4.10	20.87	136.87
	A102	Apartment	2	2	1	6%	88.30	17.90	106.20	7.30	19.81	133.31
	A103	Apartment	1	1	1	4%	56.00	10.90	66.90	4.10	12.48	83.48
	A104	Apartment	2	2	1	6%	94.00	13.90	107.90	4.10	20.13	132.13
2nd	A201	Apartment	2	2	1	6%	92.10	19.80	111.90	4.10	20.87	136.87
	A202	Apartment	2	2	1	6%	88.30	17.90	106.20	6.40	19.81	132.41
	A203	Apartment	1	1	1	4%	56.00	11.10	67.10	5.20	12.52	84.82
	A204	Apartment	2	2	1	6%	94.00	13.90	107.90	5.30	20.13	133.33
3rd	A301	Apartment	2	2	1	6%	92.10	19.80	111.90	10.70	20.87	143.47
	A302	Apartment	2	2	1	6%	88.30	17.90	106.20	6.50	19.81	132.51
	A303	Apartment	1	1	1	4%	56.00	10.90	66.90	4.10	12.48	83.48
	A304	Apartment	2	2	1	6%	94.00	13.90	107.90	11.80	20.13	139.83
4th	A401	Apartment	2	2	1	6%	92.10	19.80	111.90	6.40	20.87	139.17
	A402	Apartment	2	2	1	6%	88.30	17.90	106.20	6.50	19.81	132.51
	A403	Apartment	1	1	1	4%	56.00	10.90	66.90	6.40	12.48	85.78
	A404	Apartment	2	2	1	6%	94.00	13.90	107.90	7.30	20.13	135.33

bbf:

area list| block B

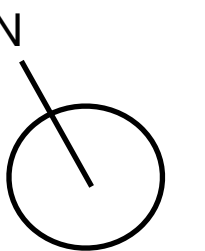
	UNIT NO	PROPERTY TYPE or USE	NO OF BED-ROOMS	NO OF BATH-ROOMS	NO OF PARK SPACES	% OF COMMON AREA PER FLOOR	Private Interior (Gross area)	Covered Veranda	Sellable Area	Storage	Common area per unit	TOTAL AREA
1st	B101	Apartment	1	1	1	3%	57.40	19.30	76.70	4.60	12.02	93.32
	B102	Apartment	2	2	1	4%	93.30	20.00	113.30	4.50	17.76	135.56
	B103	Apartment	1	1	1	3%	58.10	16.30	74.40	4.50	11.66	90.56
	B104	Apartment	3	3	1	6%	115.60	39.70	155.30	4.70	24.34	184.34
	B105	Apartment	1	1	1	3%	58.30	18.00	76.30	6.90	11.96	95.16
	B106	Studio	studio	1	1	1	2%	37.10	9.70	46.80	6.80	7.33
2nd	B201	Apartment	1	1	1	3%	57.40	19.30	76.70	4.40	12.02	93.12
	B202	Apartment	2	2	1	4%	93.30	20.00	113.30	4.40	17.76	135.46
	B203	Apartment	1	1	1	3%	58.10	16.30	74.40	4.60	11.66	90.66
	B204	Apartment	3	3	1	6%	115.60	39.70	155.30	6.70	24.34	186.34
	B205	Apartment	1	1	1	3%	58.30	18.00	76.30	6.80	11.96	95.06
	B206	Studio	studio	1	1	1	2%	37.10	9.70	46.80	5.50	7.33
3rd	B301	Apartment	1	1	1	3%	57.40	19.30	76.70	4.30	12.02	93.02
	B302	Apartment	2	2	1	4%	93.30	20.00	113.30	4.30	17.76	135.36
	B303	Apartment	1	1	1	3%	58.10	16.30	74.40	4.40	11.66	90.46
	B304	Apartment	3	3	1	6%	115.60	39.70	155.30	4.20	24.34	183.84
	B305	Apartment	1	1	1	3%	58.30	18.00	76.30	4.10	11.96	92.36
	B306	Studio	studio	1	1	1	2%	37.10	9.70	46.80	4.50	7.33
4th	B401	Apartment	1	1	1	3%	57.40	19.30	76.70	4.40	12.02	93.12
	B402	Apartment	2	2	1	4%	93.30	20.00	113.30	4.30	17.76	135.36
	B403	Apartment	1	1	1	3%	58.10	16.30	74.40	4.30	11.66	90.36
	B404	Apartment	3	3	1	6%	115.60	39.70	155.30	7.70	24.34	187.34
	B405	Apartment	1	1	1	3%	58.30	18.00	76.30	4.40	11.96	92.66
	B406	Studio	studio	1	1	1	2%	37.10	9.70	46.80	4.40	7.33

bbf: basement



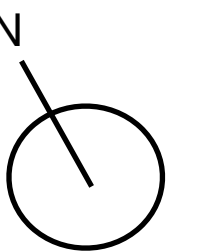
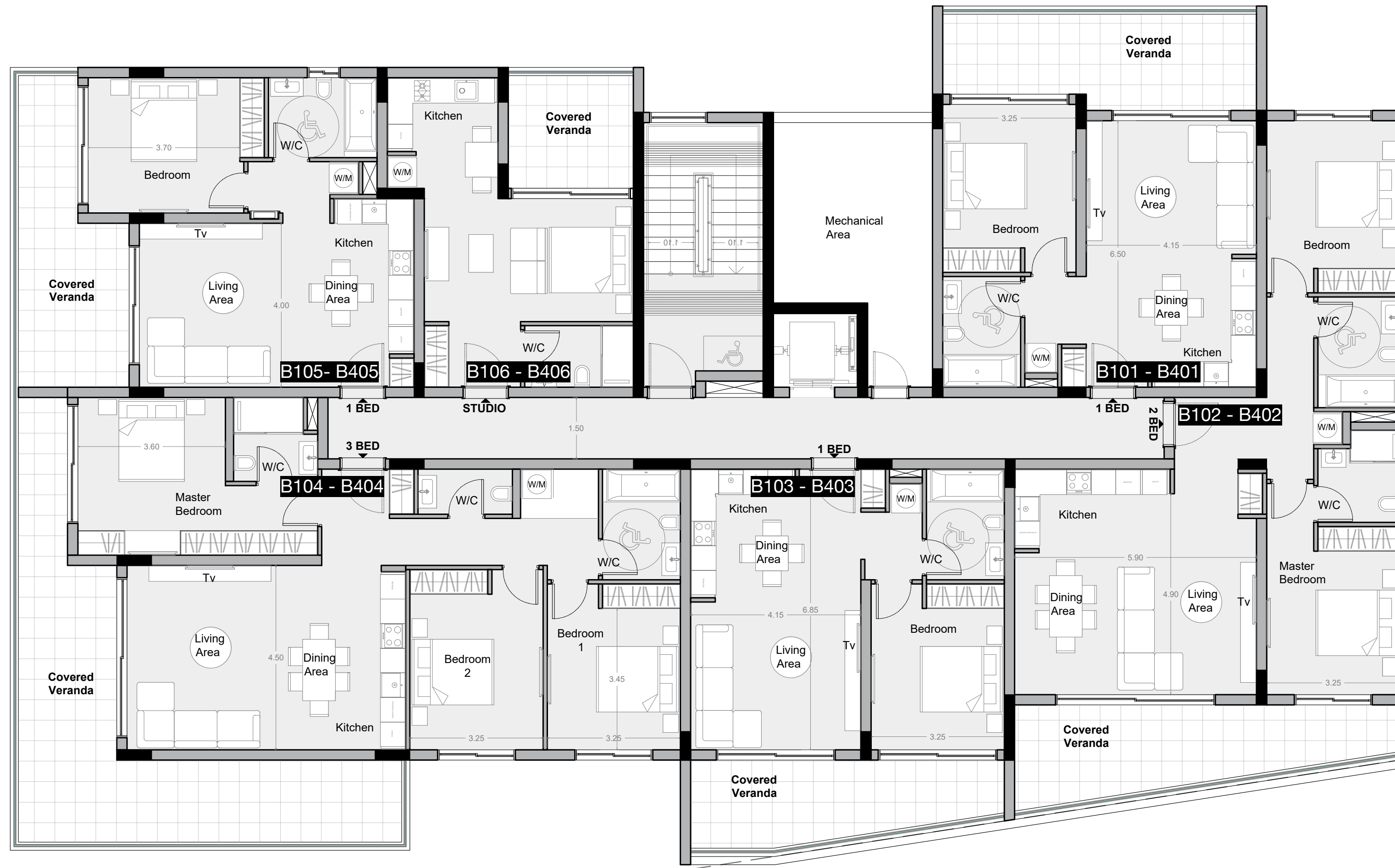
bbf:

1-4 floors | block A



bbf:

1-4 floors | block B





bbf:
signature
finishes

modern finishes and specifications Glow offers a high-quality living experience through its high-end finishes and attention to detail. Each apartment is designed with a modern style, featuring high-quality materials that complement the building's architecture. From the energy-efficient A rated construction to the practical interior layouts, every element has been created to ensure long-term comfort. The interiors feature premium flooring and high-quality cabinetry, creating a clean atmosphere for all residents.

- living room, kitchen and bedrooms – parquet Floor
- floors & Walls in bathrooms – marble
- hanging, concealed WC & build in showers
- concealed A/C units in all areas
- under floor central heating
- ceiling height 3,10m



bbf:

build. better. future.

Limassol

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