

NOVA BY XENIOS XENOFONTOS

RESIDENTIAL BUILDING

Nova by
Xenios Xenofontos

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PROJECT CONCEPT

A home designed for comfortable living

Nova is a space where every detail is created for comfort, tranquility, and aesthetic pleasure. A place that inspires you to live beautifully and enjoy every day.

[WATCH VIDEO](#)



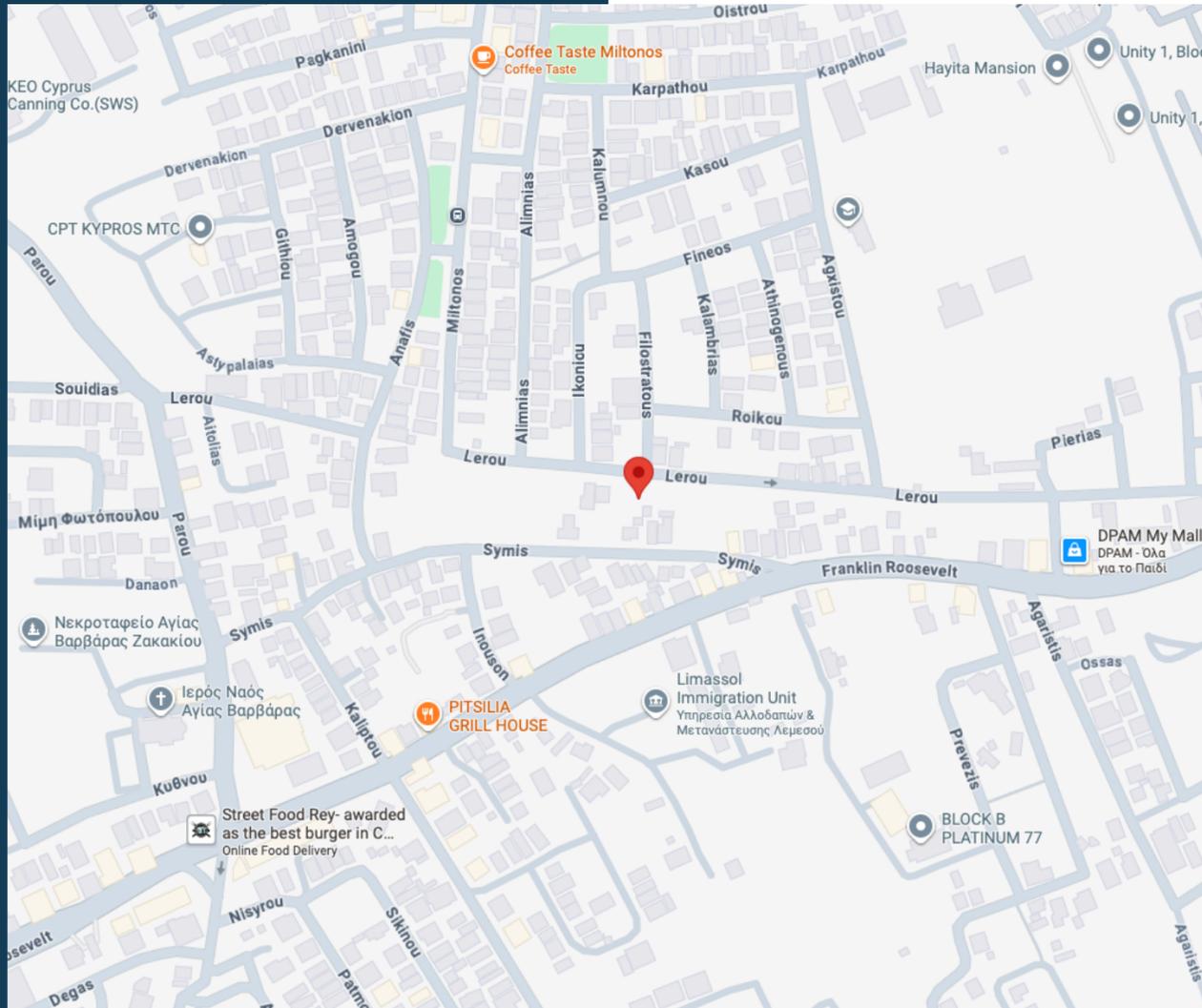
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LOCATION

Everything nearby — the sea, the city, and nature

Located in one of Limassol’s most desirable neighborhoods. Shops, schools, cafés, and the beach are all within walking distance. The perfect balance between privacy and city convenience.



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Sigma bakery	2 mins by car, 10 mins by walk
Sklavenitis	5 mins by car, 25 mins by walk
My Mall	9 mins by car, 30 mins by walk
Secondary high school	1 min by car, 5 mins by walk

KEY POINTS NEARBY

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ARCHITECTURE AND STYLE

Contemporary architecture inspired by the Mediterranean

Clean lines, natural tones, sunlit facades and spacious balconies create a sense of lightness and air. The architecture blends seamlessly into the landscape while reflecting the region's unique character.

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APARTMENT TYPES

The layouts are designed with modern trends and the comfort of residents in mind. Spacious living rooms, terraces, panoramic windows and functional spaces.

Apt.	Sq.m.	Cov. veranda	Uncov. ver.-a	Storage	Parking	Roof garden
101	117	22	14	11	1	-
102	81	18	19	11	1	-
103	81	24	18	7	1	-
104	53	16	-	6	1	-
105	53	18	11	6	1	-
106	81	13	0	7	1	-
201	117	22	12	11	1	-
202	81	18	-	7	1	-
203	81	24	-	7	1	-
204	53	16	-	6	1	-
205	53	18	-	6	1	-
206	81	13	-	7	1	-
301	106	11	37	7	1	79
302	64	17	37	7	1	63
303	62	26	34	7	1	-
304	59	38	42	7	1	0
305	56	26	23	7	1	0

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PARKINGS AND STORAGES

FLOOR PLANS

Each apartment is designed for maximum comfort and functionality. Open-plan kitchens and living areas, large windows and smart zoning make every space feel bright and harmonious. Choose the layout that fits your way of living.



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2ND FLOOR

FLOOR PLANS

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3RD FLOOR

FLOOR PLANS

Each apartment is designed for maximum comfort and functionality. Open-plan kitchens and living areas, large windows and smart zoning make every space feel bright and harmonious. Choose the layout that fits your way of living.



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INTERIORS

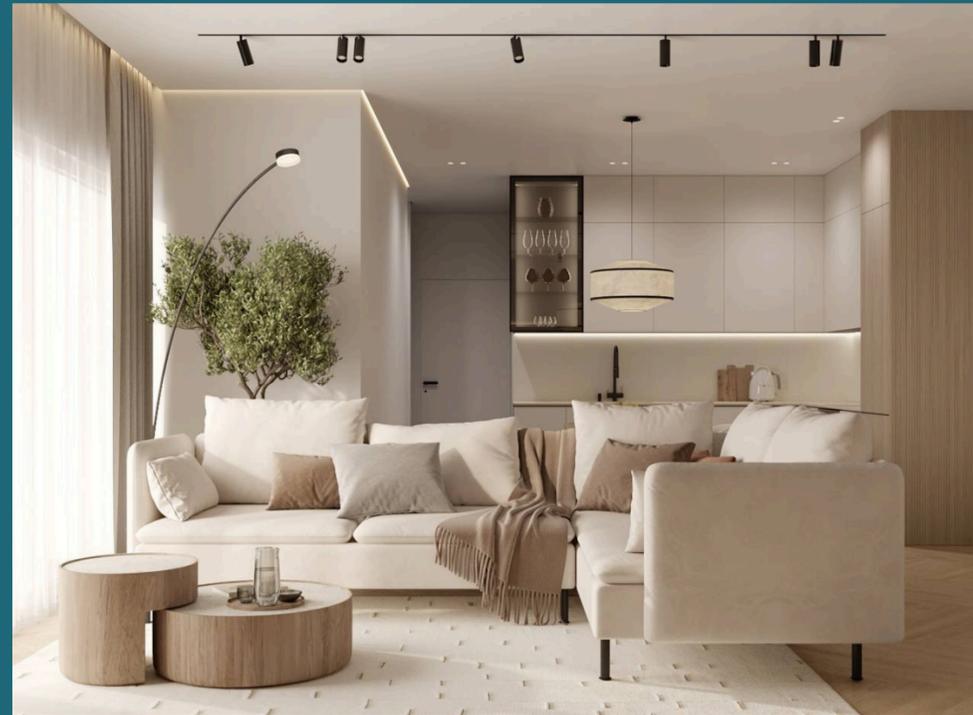
Clean lines, light and natural materials

The interiors feature a neutral color palette and natural textures. Light wood, stone, and soft fabrics create a cozy, modern atmosphere filled with warmth and light.



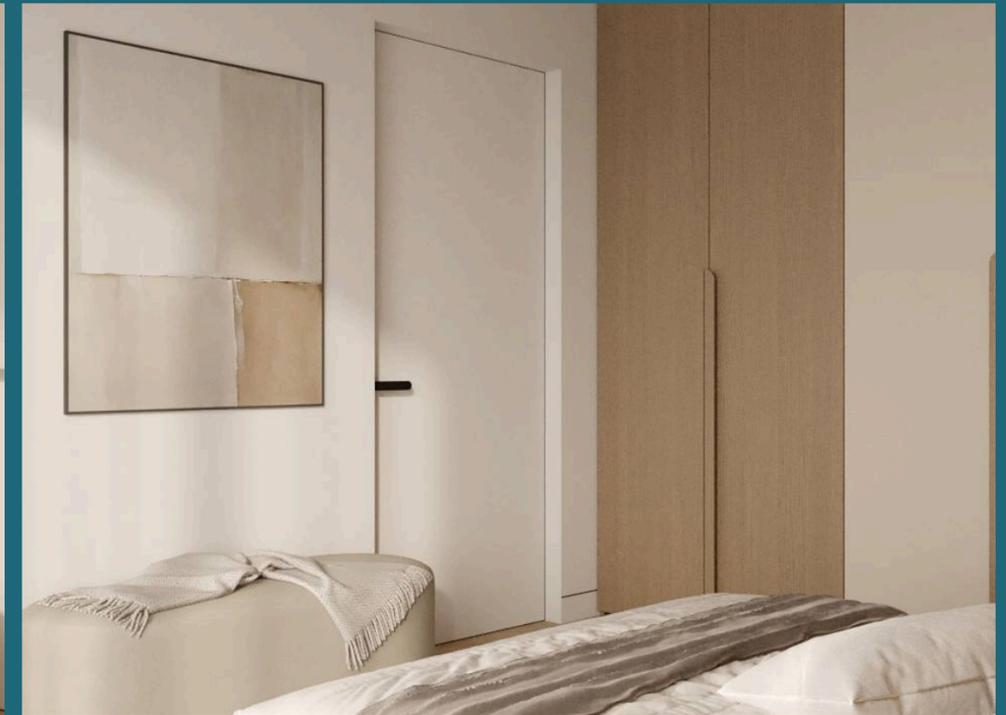
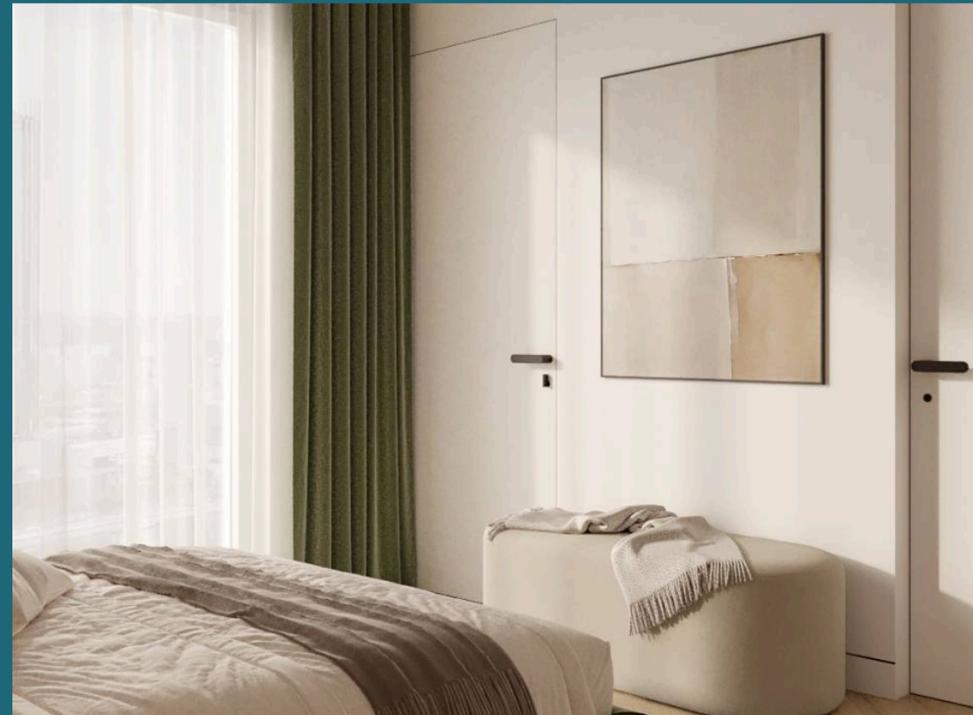
INTERIOR

APT. 102, LIVING ROOM AND KITCHEN



INTERIOR

APT. 102, BEDROOM



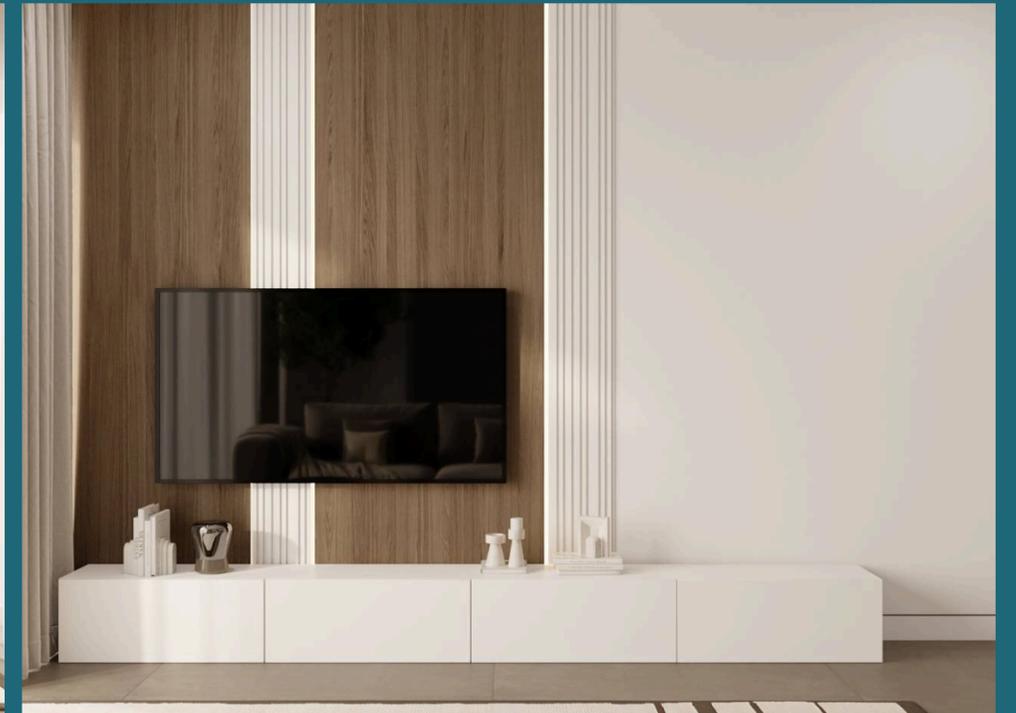
INTERIOR

APT. 102, WC



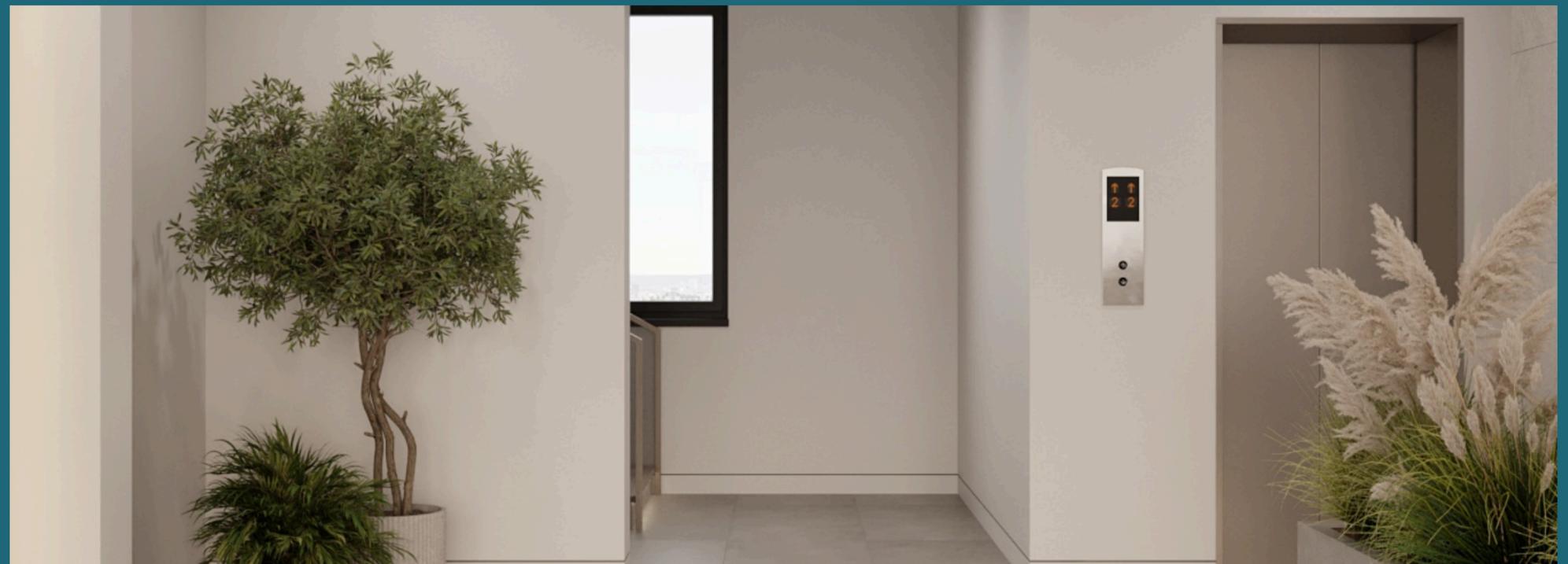
INTERIOR

APT. 106, LIVING ROOM AND KITCHEN



INTERIOR

ENTRANCE



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