

ELOS II



LIMASSOL
KATHOLIKI

 **Berkos**
Developer & Properties

THE PROJECT

ELOS 2 Residences is an exclusive boutique residential development by Berkos Developer & Properties, located in the heart of Katholiki, Limassol, directly opposite the successful ELOS Residences project.

Designed as a smaller, more private residential building, ELOS 2 offers a limited collection of carefully designed apartments, creating a peaceful and intimate living environment in the city center. The project will feature a selection of 1-bedroom, 2-bedroom, and exclusive 3-bedroom penthouse residences, all thoughtfully planned to combine comfort, functionality, and contemporary design.

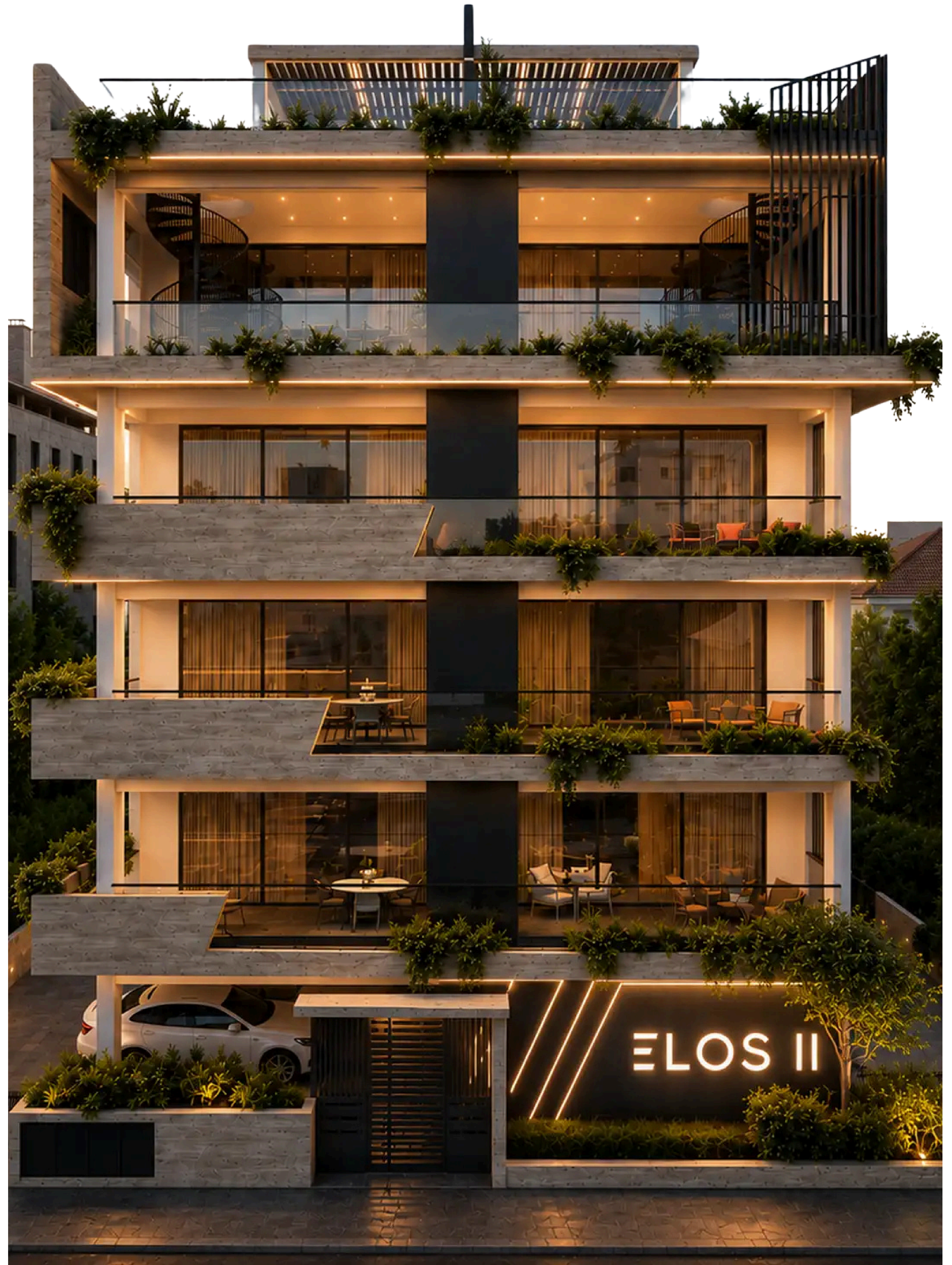
Situated within walking distance of schools, supermarkets, cafes, banks, restaurants, and daily conveniences, ELOS 2 provides the perfect balance between privacy and urban accessibility.

Property Type: Residential

Location: Katholiki

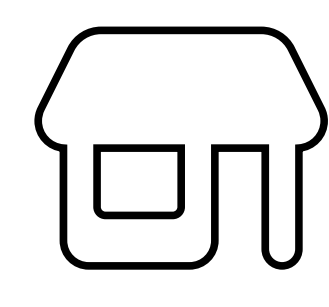
Delivery:

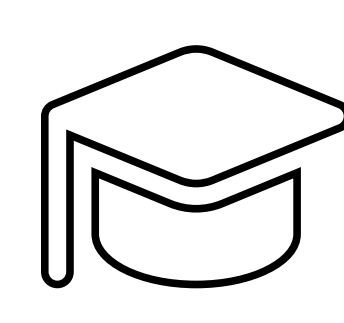
Energy Efficiency: Grade A+

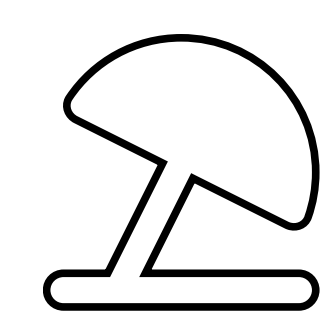


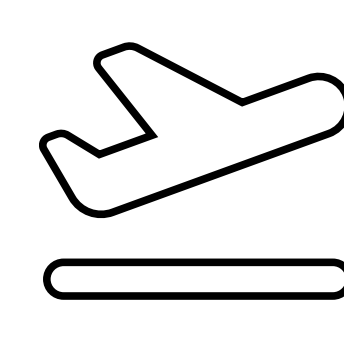
LOCATION

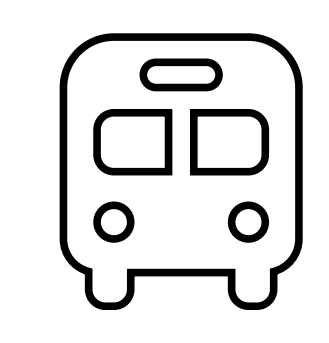
Katholiki

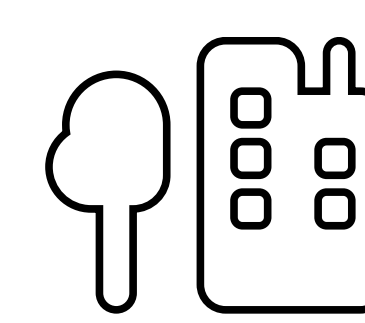
 300m
from Amenities

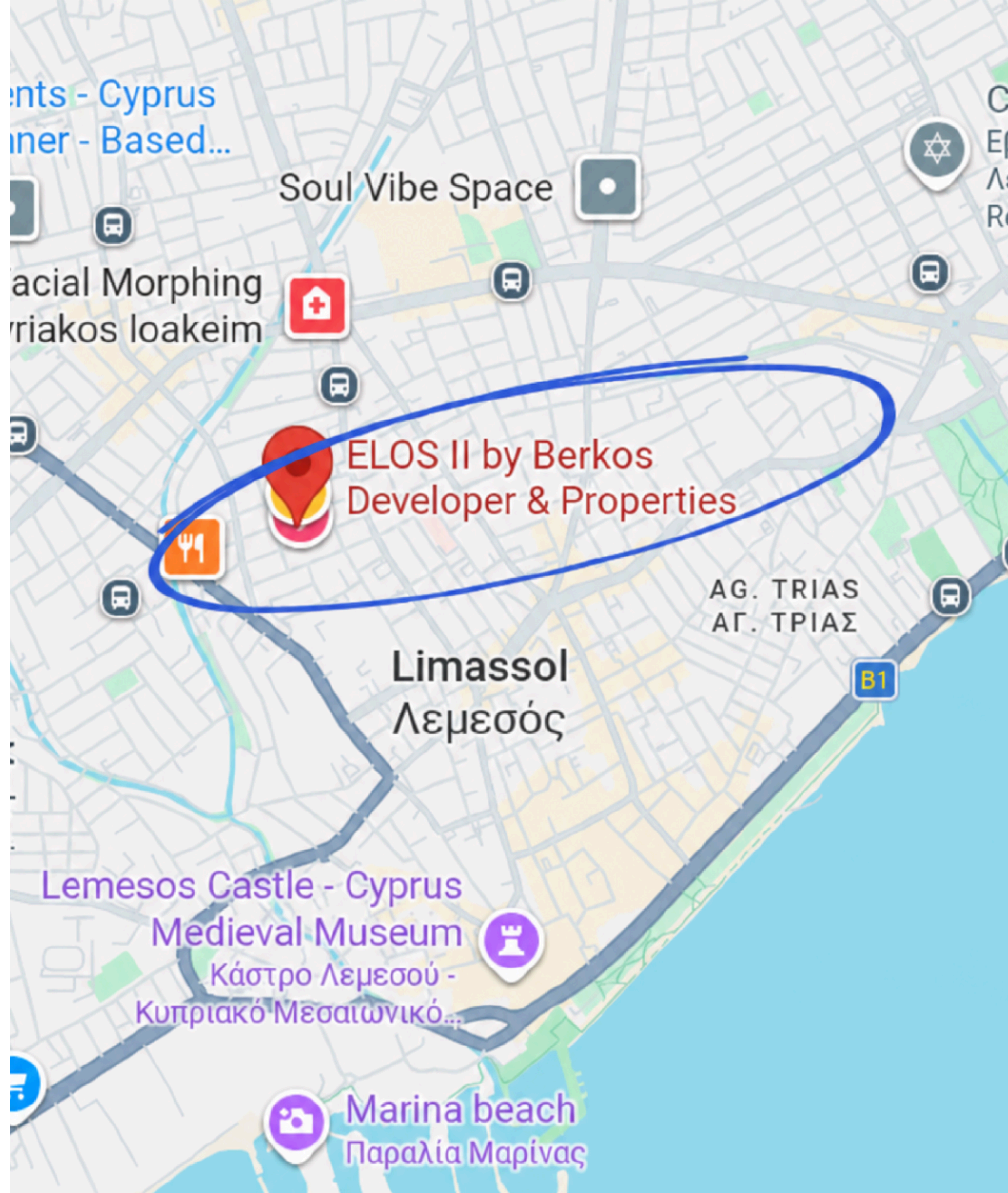
 500m
from School

 3.5 km
from the Beach

 50km
from Airport

 400m
from Public Transport

 5km
from Resort



UNIT BREAKDOWN

7 LUXURY URBAN APARTMENTS

Apt NO.	Floor	BR	BA	Apt Area (m2)	Covered Veranda (m2)	Extra Veranda (m2)	Roof Garden (m2)	Common Ares (m2)	Storage	Private Parking
101	1st	1	1	43	10	0	0		1	1
102	1st	2	1	70	17	0	0		1	1
201	2nd	1	1	43	10	0	0		1	1
202	2nd	2	1	70	17	0	0		1	1
301	3rd	1	1	43	10	0	0		1	1
302	3rd	2	1	70	17	0	0		1	1
401	4th	3	2	99	31	0	25		1	1

KEY SPECIFICATIONS

Customisations

Experience elevated living with our exclusive design, where contemporary architecture meets refined luxury. Thoughtfully crafted with spacious layouts, premium finishes, and expansive terraces, every detail is designed to offer comfort, elegance, and breathtaking views. A perfect balance of sophistication and modern living, created for those who appreciate exceptional quality and timeless design.

3m Net Internal Height

Thermal Aluminium Windows

Custom Kitchen & Wardrobes

European Ceramic Tiles

PV System

BBQ Area

Jacuzzi Provision

Aluminium Pergola

Parquet Flooring

Interior Design Finishes















The Berkos Standard

Berkos Developer & Properties

Since 2016, Berkos has been operating as a full-cycle real estate group in Limassol, Cyprus, combining development, construction, and property management under one unified vision.

Working with international markets, we create exclusive residential projects defined by refined architecture, superior craftsmanship, and long-term value. Our integrated approach ensures complete control over every stage — from concept to delivery and beyond — offering our clients a seamless, reliable, and elevated real estate experience.

At Berkos, we go beyond building properties — we create distinguished living environments shaped by quality, precision, and lasting elegance.

