

## 2 Bedroom Apartment for Sale in Limassol - Agia Fyla

Estimated Delivery: Q1 2028



For sale: Off-plan modern apartment located on the first floor of a three-story building with an elevator in the desirable Agia Fyla, Ekali area. This spacious apartment offers 75 square meters of internal space, thoughtfully arranged with two bedrooms and two bathrooms. The design incorporates high-quality finishes, sleek lines, and large windows for natural light throughout.

Agia Fyla, Ekali is known for its quiet residential atmosphere while remaining close to the vibrant city center. The area offers easy access to the highway for smooth commuting and is surrounded by a wide range of amenities, including supermarkets, schools, cafes, and shops....

### Property Info

Covered Area **75**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Pool **Yes**  
 Parking **Covered, Yes**

### Additional info

Reference Number **31288**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

### Amenities

- Gym

### Location

**Location:** Limassol - Agia Fyla      Region: **Limassol**  
**Coordinates: 34.705046626732 / 33.006572685417**

## Price: €375 000 + VAT

VAT for this property is **€18,750** or **€71,250**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                                |                 |             |
|-----|-----------------|--------------------|--------------------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€5 000.00/m<sup>2</sup></b> |                 |             |

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€375 000 on May 30, 2026



