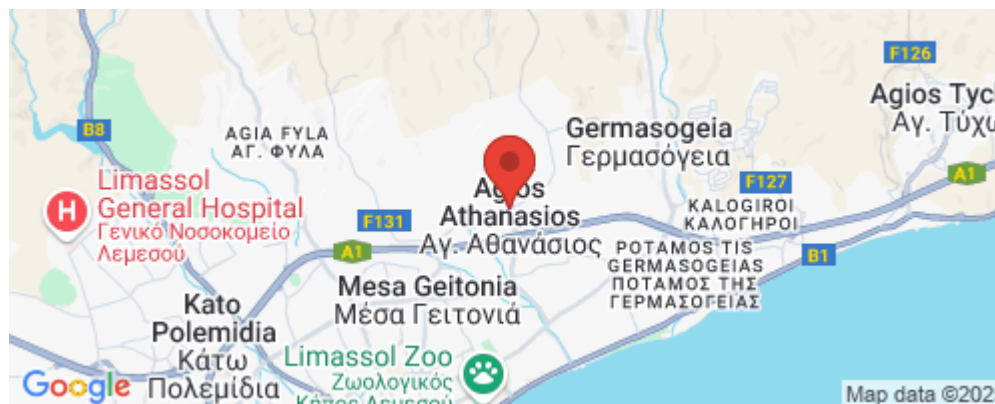


## 2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Discover your future home in this modern, off-plan apartment located in the desirable area of Agios Athanasios. This spacious residence boasts an internal space of 75 m<sup>2</sup>, featuring two well-appointed bedrooms and two stylish bathrooms. Positioned on the first floor of a three-story building with an elevator, convenience and accessibility are guaranteed.



Agios Athanasios is known for its vibrant community atmosphere, blending local charm with modern living. You'll find a variety of amenities nearby, including shops, cafes, and parks, making it an ideal place for families and professionals alike. The area offers easy access to major roads, ensuring quick connections to nearby ...

### Property Info

Covered Area	<b>75</b>
Energy Efficiency	<b>N/A</b>
Air Conditioning	<b>No</b>

### Plot / Area Info

Parking	<b>No</b>
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### Additional info

Reference Number	<b>51690</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
**Coordinates:** **34.7109373 / 33.0597452**

**Price: €350 000 + VAT**

VAT for this property is **€17,500** or **€66,500**. 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>€4 667.00/m<sup>2</sup></b>		

**Representative: NCH Real Estate**

Registration number	<b>1146</b>	Email	<b>info@nchrealestate.com</b>
License number	<b>571/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35722424203, +35777770532</b>			

**Price change history**

€330 000 on Mar 1, 2024  
€311 000 on Jul 2, 2024  
€330 000 on Sep 18, 2024  
€350 000 on Nov 7, 2024





