

### 3 Bedroom Apartment for Sale in Limassol - Marina

Experience refined coastal living in this stunning three-bedroom residence located on the 13th floor of Limassol’s iconic beachfront tower. With sweeping sea views, elegant design, and a tranquil atmosphere, this home captures the essence of modern Mediterranean luxury.



Spanning a generous 260.16 sqm of total covered area, internal area 143sqm, covered veranda 42sqm and common area 75.16sqm the residence offers an open-plan living and dining layout bathed in natural light, flowing seamlessly onto a spacious private terrace overlooking the endless blue of the Mediterranean. It’s the perfect space for relaxing mornings, al fresco dinners, or sunset gatherings with loved ones.

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#### Property Info

Covered Area **260.16**  
 Furnishing **Unfurnished**  
 Heating **Underfloor Heating, Yes**

#### Plot / Area Info

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

#### Additional info

Reference Number **31484**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **3**

#### Amenities

- Gym

#### Location

**Location:** Limassol - Marina      Region: **Limassol**  
**Coordinates: 34.669642704474 / 33.035353040971**

## Price: €2 258 000 + VAT

VAT for this property is **€246,643** or **€429,020**. 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>€8 685.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€298 000 on Mar 1, 2024  
 €2 258 000 on Oct 11, 2025



















