

## 2 Bedroom Apartment for Sale in Trachoni Lemesou, Limassol District

Discover the perfect blend of countryside tranquility and urban convenience with this exceptional 2-bedroom, 2-bathroom apartment in the serene village of Trachoni, Limassol. Located just a short drive from the bustling city center and the beautiful Limassol coastline, this under-construction property is set to be completed in 14 months, December of 2027. X

### Property Overview

Total Covered Area: 107.20 m<sup>2</sup>

Covered Internal Area: 76 m<sup>2</sup>

Covered Veranda: 19.8 m<sup>2</sup>

Uncovered Veranda: 39.5 m<sup>2</sup>

Common Area: 11.40 m<sup>2</sup>

This spacious apartment offers a thoughtfully designed layout, providing ample space for comfortable living. The open-plan living and ...

Property Info	Plot / Area Info		Additional info	
Covered Area	<b>107.2</b>		Reference Number	<b>31609</b>
Furnishing	<b>Furnished</b>	Pool	Property type	<b>Apartment</b>
Heating	<b>Underfloor Heating, Yes</b>	Parking	Condition	<b>Brand New</b>
Air Conditioning	<b>All rooms, Yes</b>		Bathrooms	<b>2</b>

Amenities	Location	
• Gym	<b>Location:</b> Trachoni Lemesou Coordinates: <b>34.65266352 / 32.9610423</b>	Region: <b>Limassol</b>

## Price: €405 000 + VAT

VAT for this property is **€20,250** or **€76,950**. 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 Price per SQM	<b>None</b> <b>€3 785.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
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## Price change history

€330 000 on Mar 1, 2024

€405 000 on Oct 25, 2025









THE  
MASTER  
PLAN

- 1 Gated Entry
- 2 Resident's Club with:
  - Reception
  - Snack Bar
  - Mini Market
  - Gym
  - Spa (Sauna/Steam & Treatment Rooms)
- 3 2 Adult Pools
- 2 Children's Pools
- 4 Private Landscaped Gardens and Kids Area
- 5 Tennis Court
- 6 Adjoining Public Green Areas





