

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

2-Bedroom Apartment – Modern Comfort with Prime City & Coastal Access ✖

This elegant two-bedroom apartment combines contemporary style, intelligent design, and a premium location close to both the city centre and the sea. Every detail has been thoughtfully considered to create a home that offers both aesthetic appeal and functional living.

The spacious open-plan living and dining area seamlessly connects to a modern, fully fitted kitchen with sleek cabinetry and high-quality finishes. Large windows flood the interior with natural light, enhancing the feeling of openness and warmth.

The master bedroom provides a peaceful retreat, complete with a built-in wardrobe and...

### Property Info

Covered Area	<b>103</b>
Covered Veranda	<b>22</b>
Uncovered Veranda	<b>4</b>
Total Number of Floors	<b>3</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number	<b>7083</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Construction Year	<b>2026</b>
Bathrooms	<b>3</b>
View	<b>Sea view</b>

### Amenities

- Parking

### Location

**Location:** Limassol - Agia Fyla      Region: **Limassol**  
**Coordinates:** **34.710197 / 33.030013**

## Price: €425 000 + VAT

VAT for this property is **€21,250** or **€80,750**. 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>€4 126.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone:	<b>+35795129336, +35799409010</b>		

## Price change history

€410 000 on Mar 17, 2024

€425 000 on Nov 8, 2025

