

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

Experience coastal living at its finest with this off-plan apartment on the second floor in Agios Athanasios! Spanning a generous 78 sq.m., this residence offers a perfect blend of space and comfort. Step inside to discover a thoughtfully designed layout featuring two spacious bedrooms and two modern bathrooms, ideal for accommodating your lifestyle needs.



Parking is a breeze with one open slot available, while air conditioning ensures a pleasant atmosphere year-round. With an impressive energy certificate rating of A, this home prioritizes efficiency and sustainability, keeping utility costs low and environmental impact minimal.

Delivery Date: September 2026

Convenie...

### Property Info

Covered Area	<b>78</b>
Floor Number	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking **Yes**

### Additional info

Reference Number	<b>944851</b>
Property type	<b>Apartment</b>
Bathrooms	<b>2</b>

### Amenities

#### Location

**Location:** Limassol - Agios Athanasios    Region: **Limassol**  
**Coordinates:** **34.7111373 / 33.0599452**

## Price: €280 000 + VAT

VAT for this property is **€14,000** or **€53,200**. 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>~€7 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€3 590.00/m<sup>2</sup></b>		

## Representative: Century 21

Registration number	<b>1141</b>	Email	<b>info@c21cy.com</b>
License number	<b>110/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35725267979</b>			

## Price change history

€280 000 on May 9, 2024

