

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

A residential development located in Ayios Athanasios, Limassol, close to two main road arteries which lead to the highway and the town of Limassol while it offers easy access to the prestigious Foley's School and Grammar School.

The development consists of 11 apartments of 1-bedroom, 2-bedroom and 3-bedrooms across three levels and a ground level with covered parking spaces and dedicated storage areas for all residents.

### Key Features

Class A Energy Performance Certificate

Elevator

Video access control system

High quality double-glazed window

Provision for electrical shutters

### AVAILABILITY

Apartment 1st floor

Internal area 81-...

### Property Info

### Plot / Area Info

Covered Area **96**

### Additional info

Reference Number	<b>49833</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

## Price: €345 000 + VAT

VAT for this property is **€17,250** or **€65,550**. 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>€3 594.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€312 000 on May 24, 2024  
 €320 000 on Sep 27, 2024  
 €335 000 on May 20, 2025  
 €345 000 on Jul 29, 2025





