

## 3 Bedroom Apartment for Sale in Agios Nikolaos, Limassol District

A luxury complex is located in the heart of Limassol, Agios Nikolaos. Close walking proximity to some of Limassol's finest bars and restaurants, a 15-minute drive to Molos park and the Old Town, a 25-minute walk to the eucalyptus Dasoudi park and the Tourist Area.

The complex consists of 4 residential and 1 commercial buildings.

### Key Features

600 m from the sea  
 Semi-solid parquet floors in each room  
 Marble floor and walls in the toilets and bathrooms  
 High ceilings (3.15 m)  
 Security entrance doors  
 Intercom system  
 Water under floor heating system and VRV conditioning  
 High-standard sanitary ware from European brands  
 Therma...

### Property Info

Covered Area	<b>150</b>
Heating	<b>Yes</b>
Air Conditioning	<b>Yes</b>

### Plot / Area Info

Pool	<b>Private, Yes</b>
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### Additional info

Reference Number	<b>50716</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2027</b>
Bathrooms	<b>2</b>

### Amenities

- Storage room

### Location

**Location:** Agios Nikolaos Region: **Limassol**

## Price: €860 000 + VAT

VAT for this property is **€43,000** or **€163,400**. 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>€5 733.00/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>
Phone: <b>+35725310243, +35770000889</b>			

## Price change history

€740 000 on May 24, 2024  
 €780 000 on Jan 9, 2025  
 €860 000 on Jul 22, 2025









