

## 2 Bedroom Apartment for Sale in Nicosia - Agios Ioannis, Limassol District

Modern project located in Agios Ioannis area, Limassol. Located close to all facilities.  
The building consists of 7 (6 of 2-bedroom, 1 of 3-bedroom) luxurious modern apartments.  
Key Features

5 min drive to the center of Limassol  
Photovoltaics in common area  
Energy efficiency A  
Covered parking  
Storage

AVAILABILITY  
Apartment 1st floor

Internal area 82 sq.m.  
Covered veranda 21 sq.m.

Completion date: December 2025

### Property Info

### Plot / Area Info

Covered Area **103**

### Amenities

- Storage room

### Location

**Location:** Nicosia - Agios Ioannis Region: **Limassol**

### Additional info

Reference Number	<b>42244</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

## Price: €365 000 + VAT

VAT for this property is **€18,250** or **€69,350**. 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>€3 544.00/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

€325 000 on May 26, 2024

€365 000 on Nov 13, 2024











