

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

Discover a beautiful two bedroom top floor apartment, available for sale in Agios Athanasios. The property covers 80 sqm internal area with 20 sqm  covered veranda and 70 sqm roof garden. It consists of a living room, an open plan kitchen, two bedrooms, an en-suite shower and the main shower room. The flat is situated on the third floor of a three-story building and comes with one covered parking space and a storage unit.

| Property Info    |                             | Plot / Area Info                                      |                     | Additional info         |                  |
|------------------|-----------------------------|---|---------------------|-------------------------|------------------|
| Covered Area     | <b>80</b>                   |   |                     | Reference Number        | <b>21761</b>     |
| Heating          | <b>Central Heating, Yes</b> | Parking   | <b>Covered, Yes</b> | Property type           | <b>Apartment</b> |
| Air Conditioning | <b>All rooms, Yes</b>       |   |                     | Condition               | <b>Brand New</b> |
|                  |                             |   |                     | Bathrooms               | <b>2</b>         |
| Amenities        |                             | Location  |                     |                         |                  |
| • Elevator       |                             | <b>Location:</b> Limassol - Agios Athanasios          |                     | Region: <b>Limassol</b> |                  |
|                  |                             | Coordinates: <b>34.712976252931 / 33.058432885003</b> |                     |                         |                  |

## Price: €370 000 + VAT

VAT for this property is **€18,500** or **€70,300**. 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<br>Price per SQM | <b>None</b><br><b>€4 625.00/m<sup>2</sup></b> | Common expenses | <b>None</b> |
|-----|-----------------|-------------------------------------|---|-----------------|-------------|

## Representative: Kazo Real Estate

|  |              |            |                         |
|--|--------------|------------|-------------------------|
| Registration number                      | <b>694</b>   | Email      | <b>info@kazo.com.cy</b> |
| License number                           | <b>372/E</b> | Legal name | <b>N/A</b>              |
| Phone: <b>+35770003020, +35725346402</b> |              |            |                         |

## Price change history

€340 000 on Jul 25, 2024

€370 000 on Nov 14, 2024

