

## 2 Bedroom Apartment for Sale in Limassol - Agia Fyla

Set for Completion by the end of March 2026.



For sale: An under-construction apartment in the heart of Agia Fyla. This spacious home offers a total internal area of 90 m<sup>2</sup> and is located on the second floor of a modern three-story building with an elevator for your convenience.

The apartment features two comfortable bedrooms and two well-appointed bathrooms, making it ideal for couples, small families, or anyone looking for a practical and stylish space. Large windows provide plenty of natural light, and every room is designed for modern living.

Agia Fyla is a sought-after residential area known for its peaceful atmosphere and practical amenities. The neighborhood off...

Property Info	Plot / Area Info		Additional info	
Covered Area	<b>90</b>		Reference Number	<b>23658</b>
Heating	<b>Central Heating, Yes</b>	Parking	Property type	<b>Apartment</b>
Air Conditioning	<b>All rooms, Yes</b>		Condition	<b>Brand New</b>
			Bathrooms	<b>2</b>

Amenities	Location	
• Guest WC	<b>Location:</b> Limassol - Agia Fyla Coordinates: <b>34.716226611015 / 33.025980067462</b>	Region: <b>Limassol</b>

## Price: €285 000 + VAT

VAT for this property is **€14,250** or **€54,150**. 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 Price per SQM	<b>None</b> <b>€3 167.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
-----	-----------------	-------------------------------------	---	-----------------	-------------

## Representative: Kazo Real Estate

Registration number	<b>694</b>	Email	<a href="mailto:info@kazo.com.cy">info@kazo.com.cy</a>
License number	<b>372/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35770003020, +35725346402</b>			

## Price change history

€300 000 on Aug 1, 2024  
€295 000 on Nov 23, 2024  
€280 000 on Jan 10, 2025  
€255 000 on Jul 4, 2025  
€260 000 on Oct 11, 2025  
€265 000 on Dec 30, 2025  
€285 000 on Jan 20, 2026





