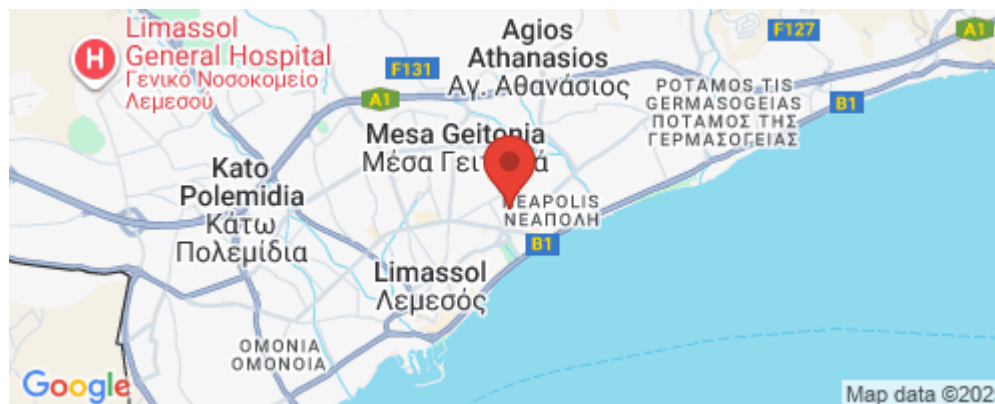


3 Bedroom Apartment for Sale in Limassol - Agios Nicolaos

Reference ID: #SA34908 Price details: €569,000 +VAT Building is situated in Limassol's city center, just a 15-minute walk from the beach. The development includes one, two, and three-bedroom units, as well as stylish penthouses. This prime location supports both high demand for short-term and long-term rentals with strong potential for capital appreciation. Market Insights: Open Market Rentals: •1-Bedrooms: €2,000 – €2,200 per month. •2-Bedrooms: €2,700 – €2,900 per month. •Rental Growth: The area has seen a 45%+ increase in rental rates over the past three years, indicating strong market trends for continued growth. •Value Appreciation: The neighborhood is thriving...



Property Info

Covered Area **121**

Covered Veranda **25**

Floor Number **3**

Furnishing **Unfurnished**

Energy Efficiency **N/A**

Air Conditioning **No**

Plot / Area Info

Pool

Parking

No

Covered, Yes

Additional info

Reference Number **SA34908**

Property type **Apartment**

Condition **Under Construction**

Construction Year **2027**

Bathrooms **2**

Amenities

- Storage room

Location

Location: Limassol - Agios Nicolaos

Coordinates: **34.689465079858 / 33.054804641767**

Region: **Limassol**

Price: €569 000 + VAT

VAT for this property is **€28,450** or **€108,110**. 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	Excluded	Title transfer fee	None	Common expenses	None
		Price per SQM	€4 702.00/m²		

Representative: Smart Assets

Registration number	1109	Email	info@smartassets.com.cy
License number	317/E	Legal name	N/A
Phone: +35777000111			

Price change history

€583 000 on Aug 26, 2024
 €525 000 on Nov 15, 2024
 €549 000 on Jan 15, 2025
 €566 000 on Feb 17, 2025
 €578 000 on Mar 6, 2025
 €569 000 on Jun 4, 2025



