

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

Reference ID: #SA35071 Price details: €439,000 Four 2-bedroom apartments and onee three bedroom penthouse with pool, furnished are for sale. Resales NO VATBuidling has an excellent location, in Agios Nektrarios Quarter of Limassol city center municipality.Quiet neighborhood with an easy and immediate access to the high-street market where some of the best shops, cafeterias and restaurants next to Makarios Avenue are located. Two BedsCovered areas: 81-83 sq.m.Covered verandas: 22-24 sq.m.Penthouse 132m2 plus 61m2 covered verandas plus 80m2 roof garden area Total 273m2 at €950,000 Year of build: 2019 and all units with separate clean title deed in place Modern 3 floor building plus pe... X

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>105</b>			Reference Number	<b>SA35071</b>
Covered Veranda	<b>45</b>			Property type	<b>Apartment</b>
Floor Number	<b>1</b>	Pool	<b>Common, Yes</b>	Condition	<b>Pre-Owned</b>
Furnishing	<b>Furnished</b>	Parking	<b>Covered, Yes</b>	Construction Year	<b>2019</b>
Energy Efficiency	<b>N/A</b>			Bathrooms	<b>2</b>
Air Conditioning	<b>All rooms, Yes</b>				

### Amenities

- Storage room

### Location

**Location:** Limassol - Agios Nektarios  
**Region:** Limassol  
**Coordinates:** **34.688647118201 / 33.045854711404**

## Price: €439 000 + VAT

VAT for this property is **€21,950** or **€83,410**. 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>~€14 160.00</b> <b>€4 181.00/m<sup>2</sup></b>	Common expenses	<b>None</b>
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## Representative: Smart Assets

Registration number	<b>1109</b>	Email	<b>info@smartassets.com.cy</b>
License number	<b>317/E</b>	Legal name	<b>N/A</b>
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## Price change history

€480 000 on Sep 17, 2024

€439 000 on Dec 17, 2024





