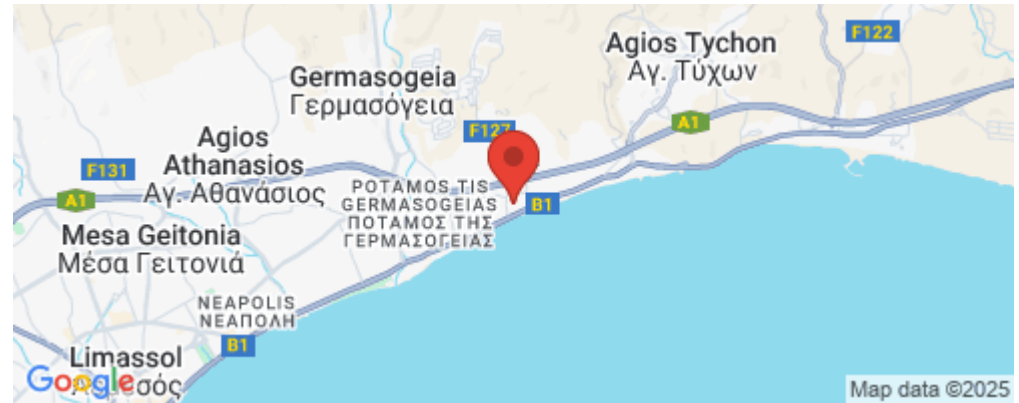


## 2 Bedroom Apartment for Sale in Mouttagiaka Tourist Area, Limassol District

Bright and spacious 2-bedroom apartment located in a gated resort in Yermasoyia Tourist Area just 300 m from the sea.



The internal covered area is 110 sq.m plus covered veranda 50 sq.m. The apartment has beautiful sea views as it is located on the 4 th floor of the building.

It is fully furnished with Italian furniture, stylishly equipped and decorated.

There are two bathrooms, with shower and bath tub. There is underfloor heating and a/c. The complex is 24/7 secured, with beautiful lobby area, concierge service, restaurant, 3 common pools, best spa complex in the city with indoor heated pool, children playground and gym.

It is an ideal investment opportunity ...

Property Info		Plot / Area Info		Additional info	
Covered Area	<b>160</b>	Pool	<b>Common, Yes</b>	Reference Number	<b>233194</b>
Energy Efficiency	<b>A</b>	Parking	<b>Yes</b>	Property type	<b>Apartment</b>
Air Conditioning	<b>All rooms, Yes</b>			Condition	<b>Pre-Owned</b>
				Construction Year	<b>2019</b>
				Bathrooms	<b>2</b>

- Elevator

**Location:** Mouttagiaka Tourist Area

Region: **Limassol**

Coordinates: **34.704463989907 / 33.107481594895**

## Price: €450 000 + VAT

VAT for this property is **€26,438** or **€85,500**. 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>~€14 600.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€2 813.00/m²</b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone: <b>+35795129336, +35799409010</b>			

## Price change history

€580 000 on Oct 17, 2024  
€550 000 on Mar 12, 2025  
€400 000 on Jul 3, 2025  
€450 000 on Aug 9, 2025





