

## 2 Bedroom Apartment for Sale in Limassol District

This luxurious two-bedroom apartment in Agia Phyla offers modern comfort and elegance within a peaceful residential neighborhood. Located on the first floor of a well-designed three-story complex with only 12 units, the apartment boasts a spacious 89.55 sqm internal area plus a 20.59 sqm covered veranda, perfect for relaxation or entertainment.



The layout is open-plan, featuring a stylish kitchen flowing into the living and dining areas, creating a sense of space and connection. The apartment includes a main bathroom and two generously sized bedrooms, with the master bedroom offering an en-suite bathroom with a shower for added privacy.

Designed with quality in mind, this ap...

Property Info		Plot / Area Info		Additional info	
Covered Area	89.55 Unfurnished Central Heating, Yes All rooms, Yes	Parking	Covered, Yes	Reference Number 27209	
				Property type	<b>Apartment</b>
Furnishing				. , , ,	•
Heating				Condition	<b>Brand New</b>
Air Conditioning				Bathrooms	1
				View	City view

Amenities Location

• Elevator Region: **Limassol** 

Coordinates: 34.717797902825 / 33.022743128726



Price: €260 000 + VAT

VAT for this property is €13,000 or €49,400. 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 Nor	1e Common evnences None
		Price per SQM <b>€2</b>	Common expenses None 921.00/m <sup>2</sup>

## **Representative: FOX**

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## **Price change history**

€300 000 on Nov 13, 2024 €260 000 on Nov 18, 2025





































