

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

Modern project is located in Agios Athanasios area, Limassol. It enjoys an excellent location with all necessary amenities nearby. Just 6 minutes away from Foley's School, 3 minutes away from the Grammar School, 9-minute drive to Sklavenitis supermarket.

### Key Features

High-end finishes  
 Modern amenities  
 Swimming pool  
 Sea views  
 Ample storage space  
 Private parking spaces  
 Smart home  
 Energy class A

### AVAILABILITY

Apartment 2nd floor

Internal area 78,4 sq.m.  
 Covered veranda 21,7 sq.m.

There are more apartments available in this project.  
 Status: Off plan

Property Info		Plot / Area Info		Additional info	
Covered Area	100	Pool	Private, Yes	Reference Number	55038
				Property type	Apartment
				Condition	Under Construction
				Construction Year	2026
				Bathrooms	2

### Amenities

Dec 18, 2025

### Location

**Location:** Limassol - Agios Athanasios Region: **Limassol**

## Price: €466 800 + VAT

VAT for this property is **€23,340** or **€88,692**. 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>None</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 668.00/m²</b>		

## Representative: 1st Class Homes

Registration number	<b>690</b>	Email	<b>info@1stclass-homes.com</b>
License number	<b>367/E</b>	Legal name	<b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b>
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## Price change history

€466 800 on Nov 20, 2024





