


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

Discover our exclusive new development nestled in the heart of Agios Athanasios, one of Limassol’s most sought-after locations. This thoughtfully designed project offers 12 spacious 2-bedroom apartments, distributed across 4 floors, with a blend of modern architecture and luxurious comfort. 

### Key Features:

**Prime Location:** Walking distance to schools, parks, supermarkets, pharmacies, and public transport, ensuring convenience and accessibility.

**Contemporary Design:** A visually striking building that enhances the neighborhood’s aesthetic.

**Abundant Natural Light:** Each unit is designed to maximize sunlight, creating warm and inviting interiors.

**Luxurious Amenit...**

### Property Info

Covered Area **85**  
Furnishing **Unfurnished**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **27435**  
Property type **Apartment**  
Condition **Brand New**  
Bathrooms **1**

### Amenities

- Guest WC

### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
Coordinates: **34.696512660377 / 33.065161010134**

## Price: €480 000 + VAT

VAT for this property is **€24,000** or **€91,200**. 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>€5 647.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
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## Price change history

€445 000 on Nov 26, 2024  
 €490 000 on Nov 18, 2025  
 €480 000 on Mar 5, 2026

