

## 2 Bedroom Apartment for Sale in Limassol - Agia Fyla

An apartment for sale in a modern residential complex in Limassol, Agia Fyla, designed taking into account modern standards of comfort and energy efficiency. The apartment has a kitchen, a living room, 2 bedrooms, 3 bathrooms and a large balcony. European fittings, sockets and switches, as well as an HD-quality video intercom are installed. The hidden VRV system is used in living rooms and dining rooms, and split systems are installed in each bedroom. Preparation is provided for the installation of electric floor heating. The apartment uses high-quality European plumbing. Heat-insulated exterior walls, natural marble floor in the entrance area. CCTV surveillance cameras are installed in t...

### Property Info

Covered Area	<b>174</b>
Furnishing	<b>Unfurnished</b>
Energy Efficiency	<b>A</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

Parking	<b>Covered, Yes</b>
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### Additional info

Reference Number	<b>119120</b>
Property type	<b>Apartment</b>
Condition	<b>Brand New</b>
Bathrooms	<b>3</b>

### Amenities

#### Location

**Location:** Limassol - Agia Fyla Region: **Limassol**

**Price: €565 000 + VAT**

VAT for this property is **€39,160** or **€107,350**. 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>€3 247.00/m<sup>2</sup></b>		

**Representative: DOM Real Estate**

Registration number	<b>397</b>	Email	<b>info@dom.com.cy</b>
License number	<b>338/E</b>	Legal name	<b>N/A</b>
Phone: <b>+35796644888</b>			

**Price change history**

€565 000 on Nov 28, 2024



FIRST FLOOR

SECOND FLOOR



APARTMENT 101	
Internal Area	85 m <sup>2</sup>
Common Area	15 m <sup>2</sup>
Covered Veranda	26 m <sup>2</sup>
Uncovered Veranda	62 m <sup>2</sup>
Total Area	188 m <sup>2</sup>
APARTMENT 102	
Internal Area	87 m <sup>2</sup>
Common Area	15 m <sup>2</sup>
Covered Veranda	23 m <sup>2</sup>
Uncovered Veranda	59 m <sup>2</sup>
Total Area	184 m <sup>2</sup>



APARTMENT 201	
Internal Area	85 m <sup>2</sup>
Common Area	15 m <sup>2</sup>
Covered Veranda	26 m <sup>2</sup>
Uncovered Veranda	0 m <sup>2</sup>
Total Area	126 m <sup>2</sup>
APARTMENT 202	
Internal Area	87 m <sup>2</sup>
Common Area	15 m <sup>2</sup>
Covered Veranda	23 m <sup>2</sup>
Uncovered Veranda	49 m <sup>2</sup>
Total Area	174 m <sup>2</sup>