

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

For sale: this key ready, modern apartment offers comfortable living in the sought-after area of Agios Nektarios. Situated on the second floor of a well-maintained three-story building with an elevator, the property boasts 80 m<sup>2</sup> of internal space. The apartment features two well-sized bedrooms and two stylish bathrooms, providing both privacy and convenience for residents and guests. ✖

The open-plan living and dining area allows plenty of natural light and creates a welcoming atmosphere, perfect for both relaxation and entertaining. The apartment is finished to a high standard, with contemporary fixtures and fittings throughout. Built in 2025, it holds an energy efficiency rating of...

**Property Info**

Covered Area **80**  
 Air Conditioning **All rooms, Yes**

**Plot / Area Info**

Parking **Covered, Yes**

**Additional info**

Reference Number **24648**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **2**

**Amenities**

- Balcony

**Location**

**Location:** Limassol - Agios Nektarios      Region: **Limassol**  
 Coordinates: **34.692219521423 / 33.040093045349**

## Price: €435 000 + VAT

VAT for this property is **€21,750** or **€82,650**. 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>€5 438.00/m<sup>2</sup></b>		

## Representative: Kazo Real Estate

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## Price change history

€500 000 on Nov 28, 2024

€435 000 on Oct 30, 2025

