

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

Modern Apartments with Coastal Views in a Prestigious Limassol Location

Located in one of Limassol's most luxurious and strategically positioned areas, this exceptional residential development offers stylish living with breathtaking views of the coastline. The project features contemporary architecture, high-quality finishes, and a range of resident amenities, including a communal swimming pool and large roof terraces for select penthouses.

With proximity to key local amenities, shops, schools, and main roads, these apartments are ideal for those seeking a refined lifestyle or a high-potential investment opportunity in a fast-growing area.

2-Bedroom Apartment

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### Property Info

Covered Area	<b>99</b>
Covered Veranda	<b>23</b>
Uncovered Veranda	<b>4</b>
Floor Number	<b>2</b>
Energy Efficiency	<b>A</b>

### Plot / Area Info

Parking

**Covered, Yes**

### Additional info

Reference Number	<b>1114</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2026</b>
Bathrooms	<b>2</b>

### Amenities

• Parking

### Location

**Location:** Limassol - Agios Athanasios **Region:** **Limassol**  
**Coordinates:** **34.713412 / 33.058739**

## Price: €475 000 + VAT

VAT for this property is **€23,750** or **€90,250**. 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>€4 798.00/m<sup>2</sup></b>		

## Representative: MySpace

Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
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## Price change history

€390 000 on Sep 21, 2023

€475 000 on Oct 31, 2025

