

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

2 Bedroom Apartment - Modern Living with Refined Finishes



### Intro

This stylish 2-bedroom apartment offers a harmonious blend of spacious design, modern comfort, and boutique exclusivity in one of Limassol's most desirable neighbourhoods.

### Design & Interiors

The open-plan living area is complemented by an Italian kitchen and refined finishes throughout. Bedrooms are enhanced by laminated parquet and Italian wardrobes, delivering both style and functionality.

### Comfort Features

High living standards are supported through provisions for underfloor heating, electrical blinds, air conditioning, solar hot water, and a pressurized water system.

### Key Fe...

#### Property Info

Covered Area	<b>132</b>
Covered Veranda	<b>44</b>
Floor Number	<b>2</b>
Total Number of Floors	<b>4</b>
Energy Efficiency	<b>A</b>
Heating	<b>Underfloor Heating, Yes</b>

#### Plot / Area Info

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

Reference Number	<b>1187</b>
Property type	<b>Apartment</b>
Condition	<b>Under Construction</b>
Construction Year	<b>2025</b>
Bathrooms	<b>2</b>

#### Amenities

- Parking

#### Location

**Location:** Limassol - Agios Athanasios      Region: **Limassol**  
**Coordinates:** **34.703824148551 / 33.074362508628**

## Price: €535 000 + VAT

VAT for this property is **€26,750** or **€101,650**. 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>€4 053.00/m²</b>		

## Representative: MySpace

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## Price change history

€490 000 on Sep 21, 2023  
 €515 000 on Dec 14, 2023  
 €525 000 on Oct 21, 2025  
 €535 000 on Nov 14, 2025







