

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

- 4 bedrooms
- 3 WC
- Internal Area 122m<sup>2</sup>
- Roof garden 70m<sup>2</sup>
- Covered Veranda 31m<sup>2</sup>
- Whole-floor apartment
- Storage
- 2 parking spots



This exquisite whole-floor penthouse offers 4 bedrooms, 3 bathrooms, and a spacious 122m<sup>2</sup> internal area. It features a 31m<sup>2</sup> veranda and an impressive 70m<sup>2</sup> roof garden, which includes an additional 12m<sup>2</sup> room, ideal for versatile use. With 2 covered parking spaces and a storage room, this property is designed for both luxury and convenience.

Located in the prestigious Agios Nektarios area, just steps from Makarios Avenue, this ready-to-move-in home is perfect for those seeking contemporary...

### Property Info

Covered Area **122**  
 Heating **Central Heating, Yes**  
 Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **9364**  
 Property type **Apartment**  
 Condition **Brand New**  
 Bathrooms **3**

### Amenities

- Garden

### Location

**Location:** Limassol - Agios Nektarios  
 Coordinates: **34.692151745625 / 33.042284295063**

Region: **Limassol**

## Price: €790 000 + VAT

VAT for this property is **€39,500** or **€150,100**. 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>€6 475.00/m<sup>2</sup></b> |                 |             |

## Representative: Kadis Estates

|                            |             |            |                          |
|----------------------------|-------------|------------|--------------------------|
| Registration number        | <b>506</b>  | Email      | <b>info@kadis.com.cy</b> |
| License number             | <b>62/E</b> | Legal name | <b>N/A</b>               |
| Phone: <b>+35722344842</b> |             |            |                          |

## Price change history

€790 000 on Dec 24, 2024



