

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

Prime Location: Situated in the prestigious Riga Fereou area within a secure, gated and luxurious building.

Modern Design: Features sleek, contemporary architecture and top-quality materials.

Exceptional Convenience: A short walk to the sea and key amenities | Quiet neighborhood with direct access to Limassol's high street, featuring top shops, cafes and restaurants.

Key Features:

- \* 2 spacious bedrooms
- \* 2 W/Cs
- \* Internal Area: 83 m<sup>2</sup>
- \* Covered Veranda: 23 m<sup>2</sup>
- \* En-suite shower
- \* Guest toilet with shower
- \* Open-plan kitchen, dining and living area
- \* Large covered veranda
- \* High-quality kitchen appliances include...

### Property Info

Covered Area **83**  
Air Conditioning **All rooms, Yes**

### Plot / Area Info

Parking **Covered, Yes**

### Additional info

Reference Number **9586**  
Property type **Apartment**  
Condition **Pre-Owned**  
Bathrooms **2**  
View **City view**

### Amenities

- Guest WC

### Location

**Location:** Limassol - Agios Nektarios Region: **Limassol**

**Price: €580 000 + VAT**

VAT for this property is **€29,000** or **€110,200**. 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>~€19 800.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€6 988.00/m<sup>2</sup></b>		

**Representative: Kadis Estates**

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**Price change history**

€560 000 on Jan 15, 2025

€580 000 on Jul 31, 2025





