

## 2 Bedroom Apartment for Sale in Limassol District

For sale is a beautifully modern apartment in the sought-after area of Agia Filaxi. This elegant resale property, located on the top floor, offers a spacious internal area of 76 m2. With two well-appointed bathrooms, it provides both comfort and convenience. The apartment is situated on the third floor of a building equipped with an elevator, ensuring easy access.



Agia Filaxi is known for its vibrant community and stunning natural scenery. Residents enjoy a peaceful atmosphere while being close to amenities, shops, and local dining options. The area is characterized by its picturesque surroundings and is perfect for those who appreciate a serene lifestyle with convenient access to ...

### Property Info

Covered Area	<b>76</b>
Heating	<b>Central Heating, Yes</b>
Air Conditioning	<b>All rooms, Yes</b>

### Plot / Area Info

### Additional info

Reference Number	<b>28110</b>
Property type	<b>Apartment</b>
Condition	<b>Pre-Owned</b>
Bathrooms	<b>2</b>
View	<b>Mountains view</b>

### Amenities

- Guest WC

### Location

Region: **Limassol**  
Coordinates: **34.715994762557 / 33.017513473516**

## Price: €340 000 + VAT

VAT for this property is **€17,000** or **€64,600**. 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>~€10 200.00</b>	Common expenses	<b>None</b>
		Price per SQM	<b>€4 474.00/m<sup>2</sup></b>		

## Representative: FOX

Registration number	<b>488</b>	Email	<b>info@foxrealty.com.cy</b>
License number	<b>344/E</b>	Legal name	<b>FOX Smart Estate Agency Network Ltd</b>
Phone: <b>+35726940150, +35725267777, +35725760781</b>			

## Price change history

€360 000 on Jan 31, 2025  
 €340 000 on Nov 18, 2025

































