

## 2 Bedroom Apartment for Sale in Limassol - Neapolis

This spacious 2-bedroom apartment offers 96 square meters of internal space along with a 31-square-meter covered balcony with roof garden, perfect for enjoying the outdoors in any weather. Inside, you'll find modern comforts including underfloor heating and VRV air conditioning, ensuring you stay cozy in winter and cool in summer. Convenience is key with a storage room provided, giving you plenty of space to store your belongings. Additionally, this apartment comes with its own parking space, making coming and going a breeze.

### Property Info

|                   |            |
|-------------------|------------|
| Covered Area      | <b>127</b> |
| Covered Veranda   | <b>31</b>  |
| Energy Efficiency | <b>A</b>   |

### Plot / Area Info

Parking **Yes**

### Additional info

|                   |                  |
|-------------------|------------------|
| Reference Number  | <b>234535</b>    |
| Property type     | <b>Apartment</b> |
| Condition         | <b>Pre-Owned</b> |
| Construction Year | <b>2020</b>      |
| Bathrooms         | <b>2</b>         |

### Amenities

- Elevator

### Location

**Location:** Limassol - Neapolis Region: **Limassol**

## Price: €699 000 + VAT

VAT for this property is **€34,950** or **€132,810**. 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>~€24 560.00</b>             | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€5 504.00/m<sup>2</sup></b> |                 |             |

## Representative: MySpace

|                     |                                   |            |   |
|---------------------|-----------------------------------|------------|---|
| Registration number | <b>229/E</b>                      | Email      | <b>myspace.cyprus@gmail.com</b>                   |
| License number      | <b>1047</b>                       | Legal name | <b>MYSPLACE Real Estate/ A.SP.Thinkrealty ltd</b> |
| Phone:              | <b>+35795129336, +35799409010</b> |            |   |

## Price change history

€699 000 on Feb 2, 2025





