

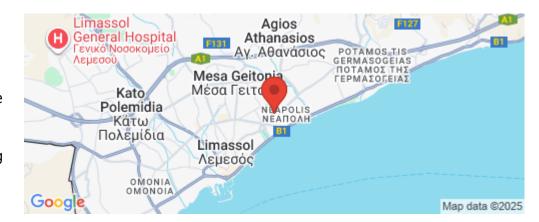
## 3 Bedroom Apartment for Sale in Limassol District

A selection of 6 unique apartments and two penthouses located in the heart of the city in the prestigious area of Agios Nikolaos in Limassol, within walking distance from the sea.

The project embodies the best of modern living, combined with beautiful and practical spaces and high- quality materials. Offering the sea and the city view with uninterrupted scenic green mountains for priceless moments of a wonderful life.

Numerous grocery stores, shops, and pastry shops located within walking distance will satisfy every taste. There you can buy everything from personalized pastries to everyday essentials.

Please contact us for more information.



Property Info		Plot / Area Info		Additional info	
Covered Area Furnishing Heating Air Conditioning	118 Unfurnished Underfloor Heating, Yes All rooms, Yes	Pool Parking	Yes Covered, Yes	Reference Number Property type Condition Bathrooms View	28318 Apartment Pre-Owned 2 City view

## Amenities Location

• Balcony Region: **Limassol** 

Coordinates: 34.689381141218 / 33.057739119048



Price: €650 000 + VAT

VAT for this property is €32,500 or €123,500. 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 Excluded

Title transfer fee ~€22 600.00

Price per SQM €5 508.00/m²

Common expenses None

## **Representative: FOX**

Registration number 488 Email info@foxrealty.com.cy
License number 344/E Legal name FOX Smart Estate Agency Network Ltd

Phone: +35726940150, +35725267777, +35725760781

## **Price change history**

€700 000 on Feb 18, 2025 €650 000 on Nov 18, 2025



















