

## 2 Bedroom Apartment for Sale in Limassol District

Prime Investment Opportunity in Limassol



Discover a rare chance to invest in Limassol’s booming real estate market with this modern 3-floor residential building. Featuring 9 energy-efficient apartments, only 2 premium top-floor units remain.

Designed for luxury and sustainability, each apartment boasts an A+ energy certification, thermal insulation, high-quality aluminum frames, electric shutters, mosquito nets, photovoltaic systems, and video intercom security.

The exclusive top-floor apartments offer private roof gardens with stunning city views, a barbecue area, dedicated storage, and expansive private space.

With high rental yields and strong ROI potentia...

### Property Info

### Plot / Area Info

### Additional info

Covered Area **94**  
Covered Veranda **16**  
Uncovered Veranda **6**  
Floor Number **3**  
Total Number of Floors **3**  
Energy Efficiency **A**

Parking **Yes**

Reference Number **235097**  
Property type **Apartment**  
Condition **Brand New**  
Construction Year **2024**  
Bathrooms **2**

**Amenities**

- Elevator

**Location**

Region: **Limassol**  
Coordinates: **34.689381 / 33.0087394**

## Price: €315 000 + VAT

VAT for this property is **€15,750** or **€59,850**. 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>€3 351.00/m<sup>2</sup></b>		

## Representative: MySpace

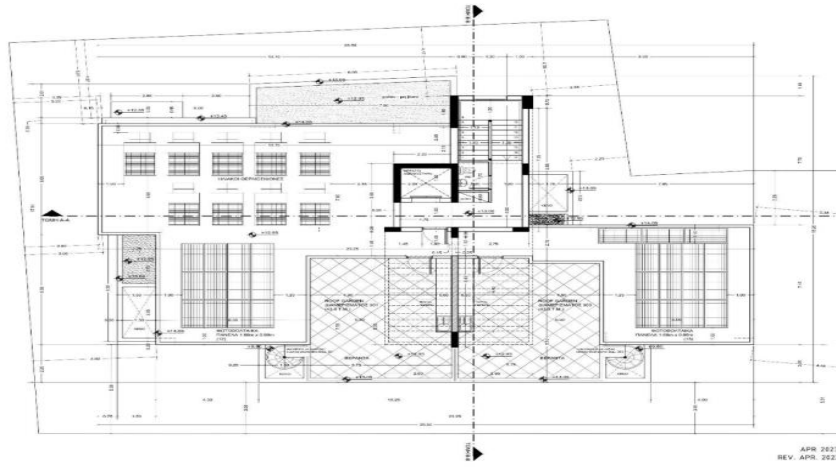
Registration number	<b>229/E</b>	Email	<b>myspace.cyprus@gmail.com</b>
License number	<b>1047</b>	Legal name	<b>MYSPACE Real Estate/ A.SP.Thinkrealty ltd</b>
Phone:	<b>+35795129336, +35799409010</b>		

## Price change history

€315 000 on Feb 18, 2025



### Roof Plan



### 3<sup>rd</sup> Floor Plan

