

2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Two bedroom penthouse for sale in Agios Athanasios, Limassol with an internal area of 77m2, a covered veranda of 20m2 and an uncovered veranda of 21m2. The apartment will have provision for A/C split units, a covered parking space and storage room on the ground floor.



The building will have a photovoltaic system installed which will serve the common areas.

| Property Info     |  | Plot / Area Info |              | Additional info  |                    |  |
|-------------------|--|------------------|--------------|------------------|--------------------|--|
| Covered Area      | 77   | Parking          | Covered, Yes | Reference Number | 54868              |  |
| Energy Efficiency | A  |                  |              | Property type    | Apartment          |  |
| Air Conditioning  | All rooms, Yes                                 |                  |              | Condition        | Under Construction |  |
|                   |  |                  |              | Bathrooms        | 1                  |  |
| Amenities         |  | Location         |              |                  |                    |  |
| • Storage room    | Location: Limassol - Agios Athanasios          |                  |              | Region: Limassol |                    |  |
|                   | Coordinates: 34.714578610327 / 33.066980095772 |                  |              |                  |                    |  |

## Price: €350 000 + VAT

VAT for this property is **€17,500** or **€66,500**. 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 | <b>Excluded</b> | Title transfer fee | <b>None</b>                    | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€4 545.00/m<sup>2</sup></b> |                 |             |

## Representative: NCH Real Estate

|  |              |            |                               |
|--|--------------|------------|-------------------------------|
| Registration number                      | <b>1146</b>  | Email      | <b>info@nchrealestate.com</b> |
| License number                           | <b>571/E</b> | Legal name | <b>N/A</b>                    |
| Phone: <b>+35722424203, +35777770532</b> |              |            |                               |

## Price change history

€350 000 on Feb 26, 2025





