

## 2 Bedroom Apartment for Sale in Limassol - Agios Athanasios

Two-Bedroom Apartment - Contemporary Comfort Steps from the Sea

Just 50 meters from the shoreline and moments from the Limassol Nautical Club, this two-bedroom apartment embodies the essence of modern seaside living. Set in one of Limassol's most sought-after coastal neighborhoods, it offers effortless access to the city's beaches, luxury hotels, fine dining, and entertainment — all within walking distance.

Design & Architecture

The architectural concept emphasizes clean lines, bright spaces, and a seamless connection to the outdoors. Expansive windows bring in natural light and frame serene sea views, while open-plan interiors create an airy sense of freedom...

Property Info		Plot / Area In	ıfo	Additional info	
Covered Area	119			Reference Number	235919
Covered Veranda	29				
Floor Number	1	Parking	Covered, Yes	Property type	Apartment
Total Number of Floors	5	. <b>.</b> g		Construction Year	2027
Energy Efficiency	A			Bathrooms	2

## Amenities Location

• Parking Location: Limassol - Agios Athanasios Region: Limassol



Price: €750 000 + VAT

VAT for this property is €37,500 or €142,500. 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.

	Evolveded	Title transfer fee	~ <b>€26 600.00</b>	Common ovnonces	None
	Excluded	Price per SOM	€6 303.00/m²	Common expenses	None

## **Representative: MySpace**

Registration number	229/E	Email	myspace.cyprus@gmail.com
License number	1047	Legal name	MYSPACE Real Estate/ A.SP.Thinkrealty Itd

Phone: **+35795129336**, **+35799409010** 

## **Price change history**

€660 000 on Mar 18, 2025 €710 000 on May 27, 2025 €750 000 on Oct 15, 2025







